Prepared by: J. Blake Freeman, Atty., P. O. Box 1368, Madison, TN 37116

BOOK 7311 PAGE 266

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Cyrus Oscar Hooper et ux | same | 51-7-37 |
| (NAME) | (NAME) | |
| 312 W Due West | | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Madison TN 37115 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100----------

----------$10.00---------- *Dollars,*

cash in hand paid by the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged,

CLARENCE E. WOOD AND WIFE, EVELYN G. WOOD

*have this day bargained and sold, and do hereby transfer and convey unto the said* CYRUS OSCAR HOOPER AND WIFE, MABEL AGNES HOOPER

*the Grantees herein, their (successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 26 on the Map of Pleasant Acres, Section III, of record in Book 2083, page 66, Register's Office for said county.

Said Lot No. 26 fronts 154.21 feet on the northerly side of Due West Avenue, and runs back 325 feet on the westerly line and 325.6 feet on the easterly line to a dead line in the rear on which it measures 147.37 feet.

Being the same property conveyed to Clarence E. Wood and wife, Evelyn G. Wood by deed from William H. Howell, Trustee as of record in Book 2807, page 409, Register's Office For Davidson County, Tennessee.

50973

IDENTIFICATION REFERENCE

Jul 30 2 47 AM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*The actual consideration or value whichever is greater, for this transfer is $* 115,000.00

*Subscribed and sworn to before me this the* 30th *day of* July *19* 87

*My commission expires:* 2-4-89

*(Affix Seal)*

*Affiant* Mabel Agnes Hooper

*Notary Public*

BLAKE FREEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

*unimproved ( )*
*This is improved (X) property, known as* 312 W. Due West, Madison, TN 37115
*(House Number) (Street) P.O. Address (City or Town)*

*TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except current year taxes, and any other matters of record.

*We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.*

*Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.*

*Witness our hands this* 30 *day of* July *1987, the Corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

Clarence E. Wood
CLARENCE E. WOOD

Evelyn G. Wood
EVELYN G. WOOD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Personally appeared before me* the undersigned, *a Notary Public in and for said County and State* Clarence E. Wood and Evelyn G. Wood

*the within named bargainor* S , *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

*Witness my hand and official seal at* Madison, Tennessee
*this* 30 *day of* July, *19* 87

Notary Public

*Commission expires* 8-3-1/2-89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Before me,* , *a Notary Public of the State and County aforesaid, personally appeared* ,
*with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* self *to be* of the
*the within named bargainor, a corporation, and that* he *as such*
*being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* self *as*

*Witness my hand and seal, at office in*
*this* day of , *19*

Notary Public

*Commission expires*

**WARRANTY DEED**

FROM

TO

Compliments of
**Madison Title Company**
**P.O. Box 1368**
**333 Gallatin Road**
**Madison, TN 37116**
**(615) 868-2710**

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7311 PAGE 268

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5097

IDENTIFICATION REFERENCE

JUL 30 2 47 PM '87

FELIX Z. WILSON, II
DAVIDSON COUNTY REGISTER
NASHVILLE, TN

No. 109936