BOOK 7336 PAGE 943

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Frances V. Rucker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August 1987

Lonnie E. Barnett
Notary Public

MY COMMISSION EXPIRES: 3-27-88

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Ronald K. Nevin, Attorney At Law, 2108 Parkway Towers, Nashville, TN 37219
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Frances V. Rucker (NAME) | same (NAME) | 081-10-10-214-00 |
| 1744 24th Avenue, North (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. 37208 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Annie Hooper, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances V. Rucker

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being the northerly part of Lot No. 159 and the southerly part of Lot No. 160 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract, of record in Book 161, page 155, Registers Office for said County.

Said parts of Lot 159 and 160 fronts 40 feet, more or less, on the easterly side of 24th Avenue North and runs back between parallel lines, 150 feet, more or less, to an alley.

Being the same property conveyed to Annie Hooper by deed from W. L. Bainbridge, Jr., of record in Book 3846, page 965, Register's Office for Davidson County, Tennessee.

59829

IDENTIFICATION REFERENCE

AUG 27 12 39 PM '87

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 1744 24th Avenue, North, Nashville, Tennessee 37208
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 my hand this 27th day of August, 1987

Annie Hooper Annie Hooper by Ronald K. Nevin Attorney

STATE OF TENNESSEE
Davidson County

BOOK 7336 PAGE 941

Personally appeared before me, undersigned, a Notary Public in and for said County and State, the within named Ronald K. Nevin, conservator for Annie Hooper

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

Witness my hand and official seal at Nashville, Tennessee, this 27th day of August, 1987.

Commission Expires 3.27.88

Connie E. Ladd Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

Commission Expires _____ _____ Notary Public

WARRANTY DEED

FROM
Annie Hooper

TO
Frances V. Rucker

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7336 PAGE 945

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

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

250000.00- CAMT.
70.00 CSTAX
.50 PRFEE
6.00 WDEED
CASH 76.50-
6320A08/27/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59829

IDENTIFICATION REFERENCE

AUG 27 12 39 PM '87

FELIX Z. WILSON JR. Register
DAVIDSON COUNTY, TN

No. 10135