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| Address New Owner: | Send Tax Bills To: | Map/Parcel |
|---|---|---|
| Gene A. Tucker etux | Same | Map 119-5 |
| P.O. Box 110009 | | Par 289 |
| Nashville, TN 37222 | | 6DA-14161 |

WARRANTY DEED

FOR AND IN CONSIDERATION 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, JAMES W. HAGEY, SR. and wife, MARY SUSAN HAGEY, and JAMES W. HAGEY, JR. and wife, MARY M. HAGEY, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said GENE A. TUCKER and wife, JOY F. TUCKER, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 70 on the Map of Re-Subdivision of Blocks 23 and 24 and parts of Blocks 26 and 27 Cumberland Nurseries, as of record in Book 161, Page 139, Register's Office for said County.

Said Lot No. 70 fronts 50 feet on the southerly side of Lutie Street and runs back between parallel lines 179 feet to an alley.

Being the same property conveyed to James W. Hagey, Sr., Mary Susan Hagey, and James W. Hagey, Jr. as tenants in common, by deed from James W. Hagey, Jr. of record in Book 5658, Page 221, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 161, Page 139, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is improved property known as 207 Lutie Street, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said GENE A. TUCKER and wife, JOY F. TUCKER, their heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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 on this 30th day of November, 1987.

James W. Hagey, Sr.
JAMES W. HAGEY, SR.

Mary Susan Hagey
MARY SUSAN HAGEY

James W. Hagey, Jr.
JAMES W. HAGEY, JR.

Mary M. Hagey
MARY M. HAGEY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $13,000.00.

Gene A. Tucker
AFFIANT

Sworn to and subscribed before me this 30 day of November, 1987.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. Hagey, Jr. and wife, Mary M. Hagey, the bargainors, 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 Brentwood, Tennessee, this 30 day of November, 1987.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James W. Hagey, Sr. and wife, Mary Susan Hagey, the bargainors, 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 Brentwood, Tennessee, this the 2 day of December, 1987.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89.

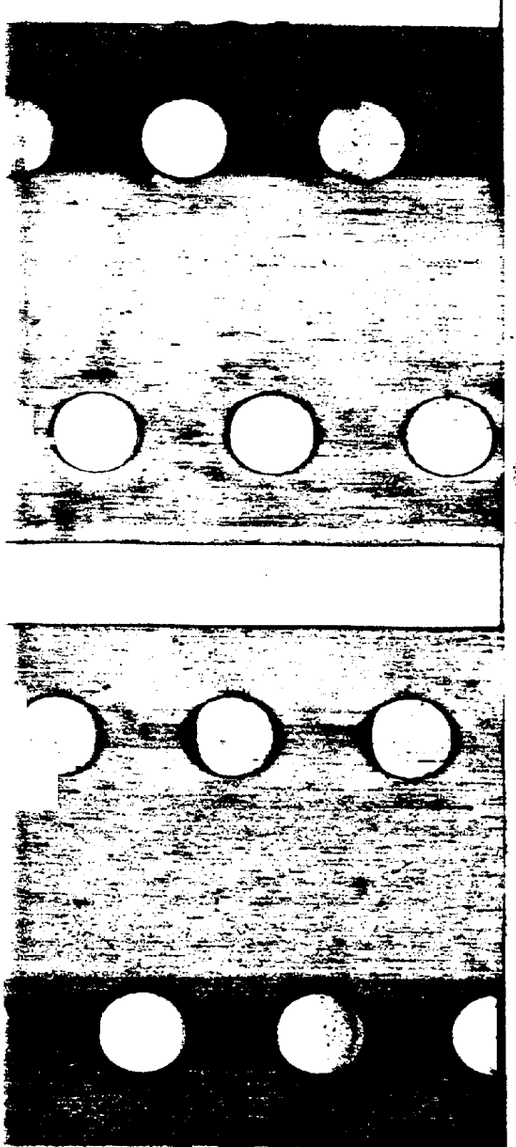
Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

8747

IDENTIFICATION REFERENCE

DEC 4 10 56 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN



# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MD - 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 |
|---|---|---|---|---|

13000.00- CAMT.
36.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 42.90-
8675A12/04/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.7.7.4.7.

IDENTIFICATION REFERENCE

Dec 4 10 56 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 41725