THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW 04/19 0101 03CHECK 59.70
Suite 230, 392 Harding Place, Nashville, TN 37211

# WARRANTY DEED

| Address of New Owner(s): | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Charles V. Hughes<br>Rt. 1, Box 324A<br>New Hope Road<br>Hendersonville, TN 37075 | Same | Map 72-13<br>Parcel 401 |

FOR AND IN CONSIDERATION of the exchange of like property of the same value by the hereinafter Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;

I, Eula H. Morgan, unmarried

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Charles V. Hughes and Frank L. Hastings, a partnership,

hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being the easterly 50 feet of Lot No. 12 on the Map of Sharpe & Horn's Fourth Addition, of record in Book 161, page 172, Register's Office for said County.

Said part of said lot fronts 50 feet on the southerly side of Straighway Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Eula H. Morgan by deed from Douglas Richard Moss and wife, Margaret Birdwell Moss of record in book 5611, page 68, Register's Office for Davidson County, Tennessee.

Taxes for the year 1988 are prorated and assumed by the Grantees herein.

( ) unimproved
This is (x) improved property at 1110 Straightway Avenue, Nashville, TN

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 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 18th day of April, 1988.

Eula H Morgan
EULA H. MORGAN

22566

IDENTIFICATION REFERENCE

APR 19 9 31 AM '88
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

RECEIVED

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Eula H. Morgan

the within named bargainor__, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of April, 1988.

My Commission Expires:

1-31-89

NOTARY PUBLIC

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value whichever is greater, for this transfer is $ 19,000.00.

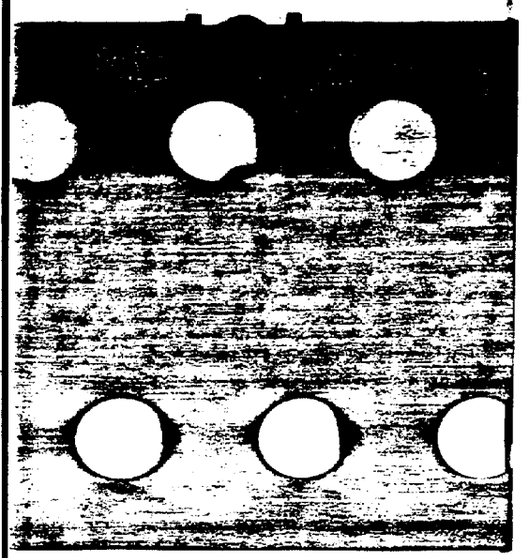
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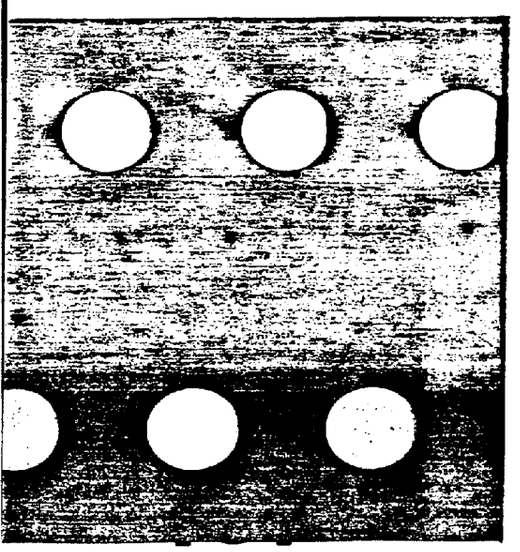
Subscribed and sworn to before me this 18TH day of April 1988.

My Commission Expires:

1-31-89

NOTARY PUBLIC





**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7520 PAGE 264

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

| | |
|---|---|
| CAPT | ~~19000.00~~ |
| CON TX | 53.20 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 59.70 |
| CHECK | 59.70 |

04/19/88 01 09:33 0001 5843

22566

IDENTIFICATION REFERENCE

APR 19 9 31 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 81970