4825
542269-3

BOOK 7540 PAGE 303

Box 14

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00

Elmer L. Huffman II
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May, 1988.

Notary Public

MY COMMISSION EXPIRES: 4/21/1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elmer L. Huffman (NAME)	Fidelity Federal Savings & Loan (NAME)	7-53
1599 Springfield Highway (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	10D-21710
Goodlettsville, Tennessee 370[illegible] (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Harold Vandercook and wife, Louise Vandercook

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elmer L. Huffman and wife, Bernadette B. Huffman

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, described as follows:

Beginning at a concrete marker in northeast edge of Highway 41 at the corner of Peay; thence with edge of Highway, S 48 degrees E 337 feet 6 inches to a point in the middle of a drain even with a culvert under the highway, a concrete marker on the bank 5 feet from corner, the corner to Mayse; thence with Mayse up the drain next two calls as follows: N 63 degrees E 22 feet, a concrete marker 3 feet north of the corner; N 35 degrees E 68 feet to a concrete marker at an elm on the right side of the drain; thence with Mayse N 77 degrees E 106 feet to a concrete post, corner to Mayse and Peay; thence with Peay next three calls as follows: N 1 degree E 189 feet to a concrete marker; N 86 degrees W 368 feet to a concrete marker; N 31 degrees E 100 feet to the beginning, containing 1.65 acres, more or less, being in the 10th Civil District of said County.

Being the same property conveyed to Harold Vandercook by deed from Dr. Debra Marlene Mayfield, a single woman as of record in Book 7221, page 471, said Register's Office.

29267

IDENTIFICATION

MAY 10 2 39 PM 88

KEITH WILSON REGISTER DAVIDSON COUNTY

This is {unimproved (X) / improved ( )} property, known as 1599 Springfield Highway, Goodlettsville, Tennessee 37072
(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 ~~their~~ hand s, this 6th day of May, 19 88

Harold Vandercook

Harold Vandercook

Louise Vandercook

Louise Vandercook

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold Vandercook and wife, Louise Vandercook

the 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 Nashville, Tennessee, this 6th day of May, 1988.

Commission Expires Jan 10, 1990

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
Harold Vandercook and wife, Louise Vandercook

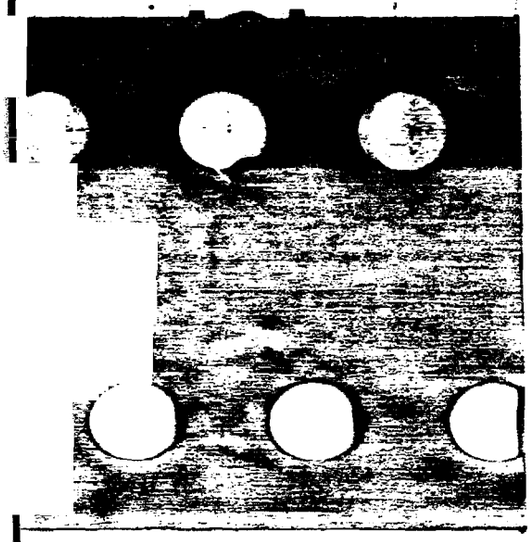
TO
Elmer L. Huffman and wife, Bernadette B. Huffman

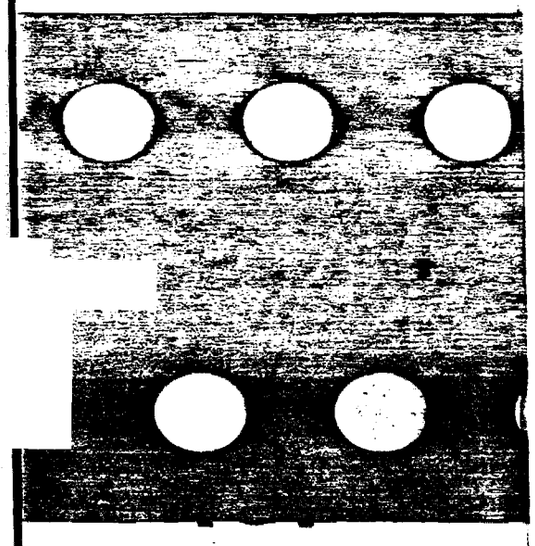
Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

EXHIBIT "A"

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE is the following described property having been conveyed to the state of Tennessee, by Consent Judgement and Final Decree of the Circuit Court for Davidson County, Tennessee, bearing Docket No. 83C-2358, and of record in Book 6624, page 983, said Register's Office.

Beginning at the point of intersection of the north boundary of the Benjamin Smith, et ux property and the east margin of S. R. 11 (U.S. 41) thence with the said east margin on a curve right 253 feet, more or less to a point; thence, northeastwardly 15 feet, more or less; thence northwestwardly 84 feet, more or less to a point; thence N 35 degrees 0' E 37 feet more or less to a point; thence with the proposed margin of proposed S. R. 11 (U.S. 41) on a 7,589.44 foot radius curve left 345 feet more or less to a point; thence S 45 degrees 14' 5" W 44 feet, more or less to the point of beginning, and containing 0.341 acres.





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
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

29267

IDENTIFICATION REFERENCE

MAY 10 2 39 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

CAMT	70000.00
CON TX	196.00
PRFEE	0.50
MOEEE	9.00
TOTAL	205.50
CHECK	205.50

05/10/88 01 14:29 0001 5629

No. 89864