34

BOOK 7703 PAGE 577

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

55,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November 19 88

Notary Public

MY COMMISSION EXPIRES: AUG 1, 89

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 1161 MURFREESBORO ROAD, #505, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hillmore Properties, Inc. (NAME)	Hillmore Properties, Inc. (NAME)	MAP 70-9
3225 Curtis Road (STREET ADDRESS OR ROUTE NUMBER)	325 Plus Park Blvd., Suite 205 (STREET ADDRESS)	PARCEL 76
Bordeaux, TN 37218 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37217 (CITY) (STATE) (ZIP)	13DA 46255

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, Josephine Randall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hillmore Properties, Inc.

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:

Being Lots Nos. 25 to 29, both inclusive, on the Map of Bordeauxmont, not of record, being a subdivision of the John E. Curtis Lands, and described according to a copy of a survey thereof made by Lewis D. Justice, Surveyor, in November, 1945, as follows:

Beginning at a point in the southerly margin of Curtis Street, at the northeast corner of Lot 25, being in the west line of the Cole lot; thence South 22 1/2 degrees west 459 feet to a point, a corner of Lots 29 and 35; thence with the line between Lots 29 and 35, south 36 degrees west 71.9 feet to the corner of Lots 29 and 30; thence with the line between said lots northwesterly 297.5 feet to the easterly margin of Valley Avenue; thence with the margin of said Avenue, north 32 1/2 degrees east 480.5 feet to the south margin of Curtis Street; thence with the margin of the same easterly 227 feet to the beginning.

Included in the above description but excluded from this conveyance is the following described property conveyed to Marvin Ray Derryberry by deed of record in Book 4512, page 131, Register's Office for Davidson County, Tennessee.

Being Lot No. 29 on the map of Bordeauxmont, not of record, being a subdivision of the John E. Curtis Lands, and described according to a survey thereof made by Lewis D. Justice, Surveyor, in November, 1945, as follows:

Said Lot No. 29 fronts 100 feet on Valley Avenue and runs back between parallel lines 300 feet, more or less, to a curved dead line measuring 103 feet, more or less, in the rear.

This is { } unimproved { x } improved property, known as 3225 Curtis Road, Bordeaux, TN 37218
(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 15th day of November, 19 88

Josephine Randall
Josephine Randall

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Josephine Randall

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of November 1988

Commission expires 2-27-89

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

Notary Public

88 NOV 15 PM 12:51
DAVIDSON COUNTY TENNESSEE
REGISTER'S OFFICE

8,554

WARRANTY DEED

FROM Josephine Randall

TO Hillmore Properties, Inc.

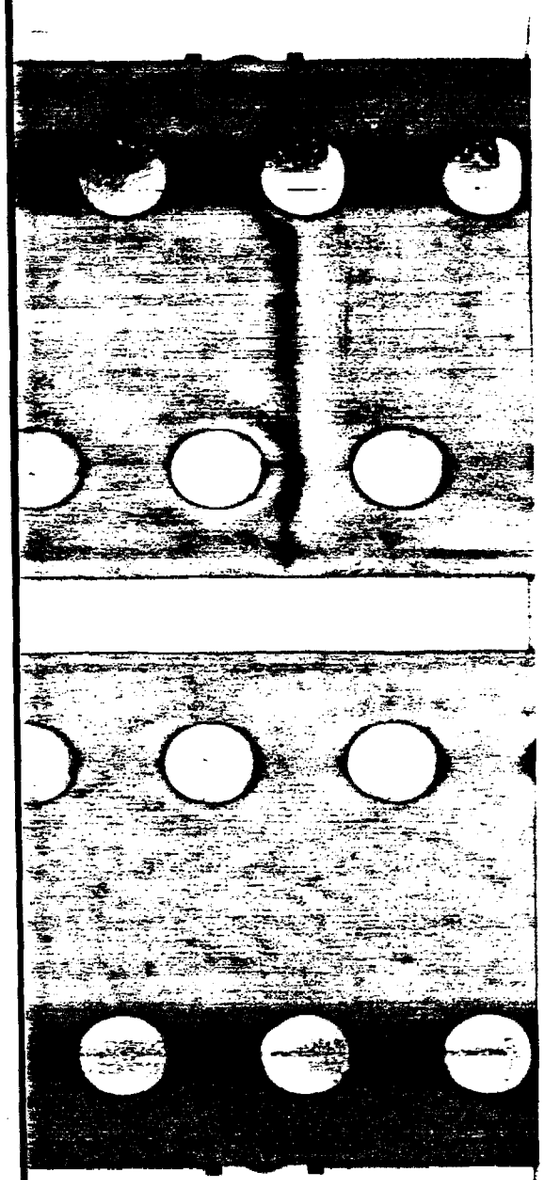
CONTINUATION OF LEGAL DESCRIPTION

Return to:
LEON SHARBER, ATTORNEY
1161 MURFREESBORO ROAD, SUITE 505
NASHVILLE, TN 37217

Being a part of the same property conveyed to Vester C. Randall and wife, Josephine Randall by Installment Deed of record in Book 2013, page 62, Register's Office for Davidson County, Tennessee. The said Vester C. Randall is now deceased.

This conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

7766 11/15 0101 03CHECK
188.00



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

CAMT 55000.00
CON TX 181.50
PRFEE 0.50
WDEED 6.00
TOTAL 188.00
CHECK 188.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/15/88 01 13:08 0001 7766

88 55 47

IDENTIFICATION REFERENCE

Nov 15 1 08 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 154325