BOK 23

File No: 8383-5

BOOK 7725 PAGE 773

Address New Owner:	Send Tax Bills To:	Map/Parcel
Benjamin F. Hill, III	Same	Map 119-1
9570 Mt. Ayre Way		Par. 132
Murfreesboro, Tenn 37129		

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, BENJAMIN F. HILL, JR., and wife, MARTHA P. HILL, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said BENJAMIN F. HILL, III, and wife, VICKY D. HIll, 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. 78 on the Map of Overhill City and W. H. Fox Subdivision of Blocks in Cumberland Nurseries Subdivision, of record in Book 332, page 21, Register's Office for said County.

Said Lot No. 78 fronts 50 feet on the southerly side of Oriel Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Benjamin F. Hill, Jr., and wife Martha P. Hill, by deed from Ruth Annelle Upchurch, of record in Book 7704, Page 284, said Register's Office.

This property is conveyed subject to the Plan of record in Book 332, Page 21, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is improved property known as 215 Oriel Street, Nashville, TN.

The contract of sale survives the deed and closing.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said BENJAMIN F. HILL, III, and wife, VICKY D. HILL, 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 8th day of December, 1988.

Benjamin F. Hill Jr. Martha P. Hill

BENJAMIN F. HILL, JR. MARTHA P. HILL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $ 16,500 .

Benjamin F. Hill III
AFFIANT

Sworn to and subscribed before me this 8th day of December, 1988.

David Coleman
NOTARY PUBLIC

DAVID COLEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 Benjamin F. Hill, Jr., and wife, Martha P. Hill, 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 8th day of December, 1988.

David Coleman
NOTARY PUBLIC

DAVID COLEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 5/13/89 .

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St. B-102
Brentwood, TN 37027

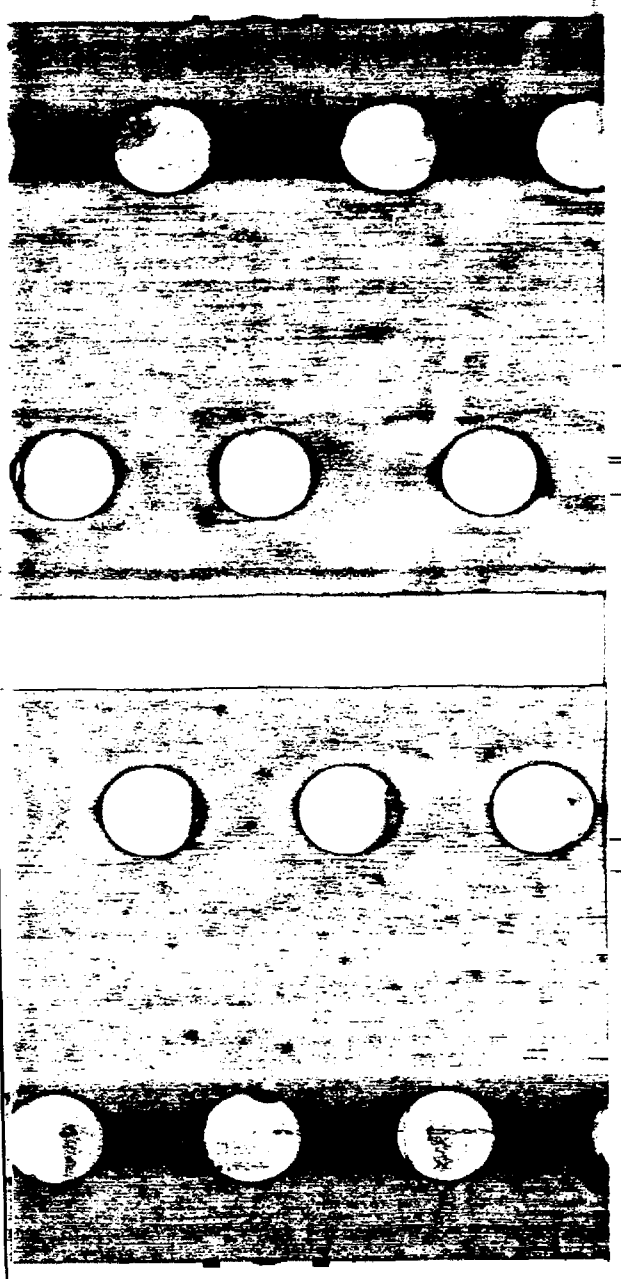
9 2 7 6 8

IDENTIFICATION REFERENCE

DEC 13 8 36 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

6569 12/13 0101 03CHECK 60.95



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7725 PAGE 775

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 16500.00
CON TX 54.45
PRFEE 0.50
WDEED 6.00
TOTAL 60.95
CHECK 60.95

12/13/88 01 08:36 0001 6569

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.27.68

IDENTIFI REFERENCE

DEC 13 8 36 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 162756