This instrument prepared by:
MID-STATE TITLE & ESCROW, INC.
GAYLE T. MOYER, ATTORNEY, 128 HOLIDAY COURT, SUITE 125, FRANKLIN, TN 37064

SEND TAX STATEMENTS TO:
William A. Jones
5600 Country Drive, Unit 158
Nashville, Tennessee 37211

NAME OF MORTGAGEE:
N/A

ADDRESS NEW OWNERS:
William A. Jones and Ethel A. Jones
5600 Country Drive, Unit 158
Nashville, Tennessee 37211

MAP_____, GROUP___, PARCEL_____
Map and Parcel: 162-9B/71CO
Field Book No. 05DU56120

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF SIXTY NINE THOUSAND FIVE HUNDRED ($69,500.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, WE, DAVID W. HOOPER AND WIFE, EMILY G. HOOPER, have this day bargained and sold and do hereby transfer and convey unto WILLIAM A. JONES AND WIFE, ETHEL A. JONES, their heirs and assigns, the following described property:

A certain condominium apartment located in Davidson County, Tennessee and being known as Townhouse No. 158 on the 4th Revised Plan of Hickory Valley Condominiums, Phase III, of record in Plat Book 5200, page 131, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete and accurate legal description.

Being the same property conveyed to David W. Hooper by warranty deed of Charles L. Bilyeu, Sr. and wife, Juanita Bilyeu, of record in Book 7452, page 590, Register's Office of Davidson County, Tennessee. See also deed creating tenancy by the entirety of record in Book 7605, page 397, said Register's Office.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said William A. Jones and wife, Ethel A. Jones, their heirs and assigns, forever.

AND GRANTORS COVENANT with the said William A. Jones and wife, Ethel A. Jones, that they are lawfully seized and possessed of said land, in fee simple, have a good right to convey it, and that it is unencumbered, except as follows:

1. 1989 Davidson County Metropolitan taxes are a lien against the property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with grantors paying their prorata part thereof to grantees, who will be responsible for payment of said taxes when they become due. Map and Parcel No. 162-9B/71CO; Field Book No. 05DU56120.

2. The Plan of record in Book 5200, page 131, said Register's Office, shows an Owners Certificate, and certain easements and setback lines to which plan reference is hereby made for the location and dimensions.

3. The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and subject to the By-Laws for the administration thereof; including but not limited to assessments, all as made and provided in the exhibit to the Master Deed of record in Book 4918, page 125, Register's Office for Davidson County, Tennessee, to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Hickory Valley Condominiums, Phase 3, as of record in Book 4918, page 116, as amended in Book 4958, page 346, Register's Office for Davidson County, Tennessee.

AND GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to said property, to the said William A. Jones and wife, Ethel A. Jones, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness our hands on this the 19th day of January, 1989.

02553

IDENTIFICATION REFERENCE

Jan 19 2 04 PM '89

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

RUSH

David W. Hooper
DAVID W. HOOPER

Emily G. Hooper
EMILY G. HOOPER

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

7535 01/19 0101 03CHECK 235.85

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared David W. Hooper and wife, Emily G. Hooper, the within named bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, on this the 19th day of January, 1989.

(SEAL)

Gayle T. Moyer
Notary Public

GAYLE T. MOYER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

4-23-91

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $69,500.00.

William A. Jones

Sworn to and subscribed to before me, on this the 19th day of January, 1989.

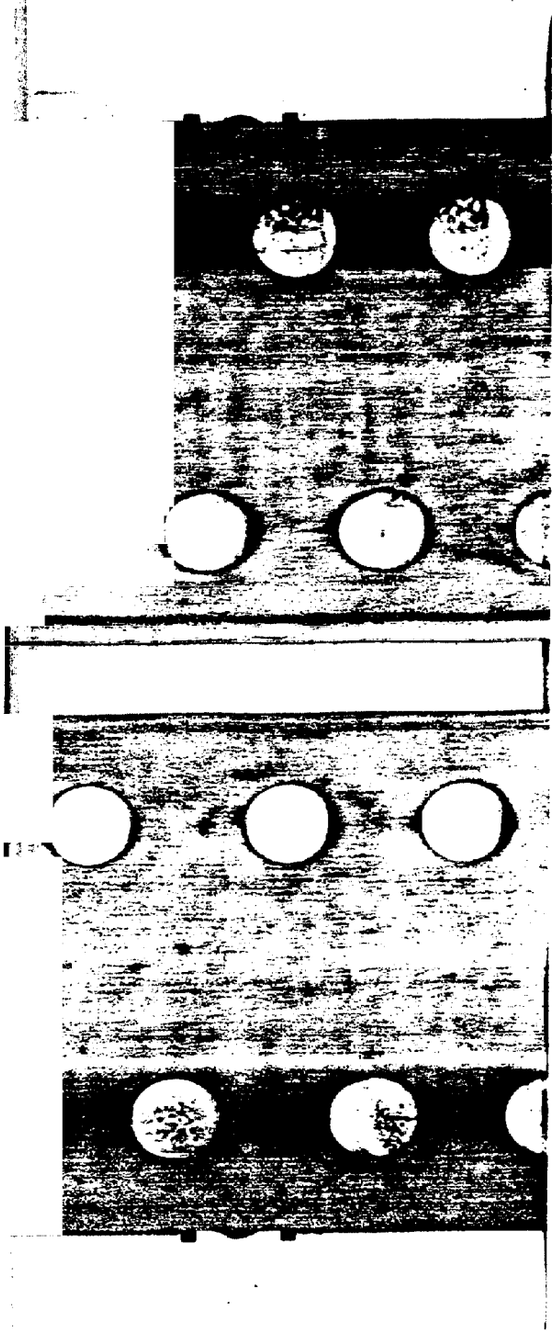
(SEAL)

Gayle T. Moyer
Notary Public

GAYLE T. MOYER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

4-23-91



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

RECEIVED OF _____

FOR _____

BOOK 7754 PAGE 695

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	69500.00
CON TX	229.35
PRFEE	0.50
MTGFEE	6.00
TOTAL	235.85
CHECK	235.85

A1 (1978) 01 14109 0001 7535

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02553

IDENTIFICATION REFERENCE

JAN 19 2 ON PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174174