mail

SEND TAX BILLS:
JEAN B. HAWKINS
4064 MATILDA DR.
NASHVILLE, TN 37207
ADDRESS OF NEW OWNER:
SAME

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
Hendersonville, Tennessee

MAP PARCEL
P/O 41-24, 41-46, 41-44

0997 01/31 0101 03CHECK 98.90

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, KHUSHRU H. FRENCHMAN and wife, RITA K. FRENCHMAN, hereinafter called the GRANTOR, have this day bargained and sold and by these presents do transfer and convey unto, JEAN B. HAWKINS, hereinafter called the GRANTEE, her heirs, successors and assigns forever, the following described property, to wit:

LAND in Davidson County, Tennessee, being Lot No. 26, on the Plan of Creek Trail Subdivision, a plat of which is of record in Book 6900, Page 774, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more detailed description of said lot.

BEING part of the same property conveyed to Khushru H. Frenchman and wife, Rita K. Frenchman, by deed of record in Book 5635, Page 392, Register's Office for Davidson County, Tennessee.

Said lot is sold subject to all matters contained on said plat, restrictive covenants applicable to said subdivision and to Power Line Agreement between Grantor and Nashville Electric Service.

1989 Taxes prorated and to be paid by Grantee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the GRANTEE, her heirs, successors and assigns, forever.

AND THE GRANTORS covenant with the GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

THE GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to the GRANTEE, her heirs, successors and assigns against the lawful claims of all persons whomsoever.

CARL H. OLDHAM
ATTORNEY AT LAW
305 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE
37075
615-824-0909

IN WITNESS WHEREOF, the GRANTORS have hereunto set their hands on this the 27th day of January, 1989.

K H Frenchman M.D.
KHUSHRU H. FRENCHMAN

Rita K Frenchman
RITA K. FRENCHMAN

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, KHUSHRU H. FRENCHMAN and wife, RITA K. FRENCHMAN, 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 within instrument for the purposes therein contained.

Witness my hand at office this 27 day of January, 1989.

Paulette P. Oldham
NOTARY PUBLIC

My Commission Expires:
1-21-91

05501.

IDENTIFICATION REFERENCE

JAN 31 3 49 PM '89
ELOY Z WILSON REGISTER
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $ 28,000.00.

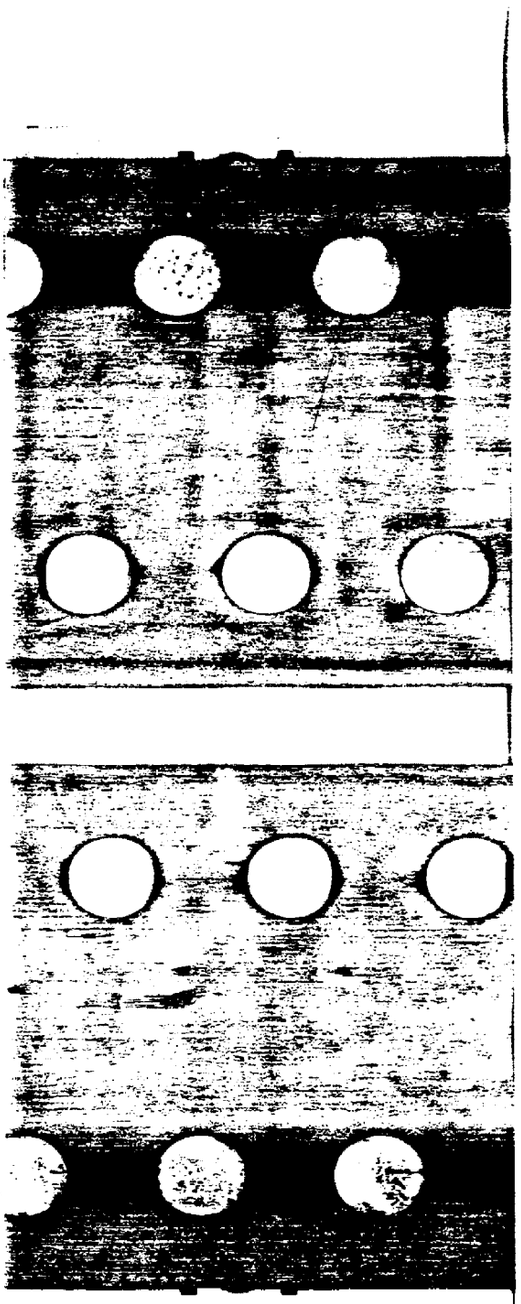
Joan B. Hawkins
AFFIANT

Subscribed and sworn to before me, this the 27 day of January, 1989.

Paulette P. Oldham
NOTARY PUBLIC

My Commission Expires:
1-21-91

CARL H. OLDHAM
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE
37075
615-824-0888



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

RECEIVED OF _____

FOR _____

BOOK 7762 PAGE 411

| | | |
|---|---|---|
| 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 28000.00
CON TX 92.40
PRFEE 0.50
WDEED 6.00
TOTAL 98.90
CHECK 98.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/31/89 01 15:52 0001 0997

05501.

IDENTIFICATION REFERENCE

Jan 31 3 49 PM '89
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 177589