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PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road,
P.O. Box 150157
Nashville, Tennessee 37215-0157
Dav. Co. File: Box 8:
W & I Ref. (pb) (Title No: 30098)

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 450000.00

Donald M. Huffines Sr.
Affiant

Sworn and subscribed before me this
6th day of April, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Donald M. Huffines, Sr.
105 Havering Chase
Brentwood, TN 37027

MORTGAGEE:
Same

MAP-PARCEL NUMBERS
159-02-054
FH 25919

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David M. McElroy and spouse, Susie C. McElroy,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Donald M. Huffines, Sr. and spouse, Aileen T. Huffines,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 63 on the plan of Hounds Run, of record in Book 6900, pages 167 through 171, Register's Office for Davidson County, Tennessee.

Said Lot No. 63 fronts 290.78 feet on the broken northeasterly margin of Havering Chase and extends back 344.55 feet on the northerly line and 184.79 feet on the southerly line to a dead line in the rear, measuring 154.70 feet thereon.

Being the same property conveyed to David M. McElroy and wife, Susie C. McElroy by deed from Mary F. Hale d/b/a Hale Homebuilders and Billy Hale, spouse of Mary F. Hale of record in Book 7384, page 642, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens, and other matters set forth of record in Book 7079, page 995, and corrected in Book 7238, page 36, Register's Office for Davidson County, Tennessee, and to other matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Union Planters National Bank, of record in Book 7138, page 195, as modified in Book 7384, page 645, said Register's Office.

This instrument is executed on behalf of David M. McElroy and Susie C. McElroy by R. Claybourne Petrey, Jr., as their Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to this instrument and incorporated herein by reference.

This is improved property, known as: 105 Havering Chase, Brentwood, TN 37027

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 6th day of April, 1990.

David M. McElroy
David M. McElroy
BY: R. Claybourne Petrey, Jr., Atty. in Fact

Susie C. McElroy
Susie C. McElroy
BY: R. Claybourne Petrey, Jr., Atty. in Fact

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 R. Claybourne Petrey, Jr., with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of David M. McElroy and Susie C. McElroy as their Attorney-in-Fact, as the free act and deed of the within named David M. McElroy and Susie C. McElroy. Witness my hand and official seal at Nashville, Tennessee, this the 6th day of April, 1990.

NOTARY PUBLIC

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 9/26/92

W & I: 12/89

"EXHIBIT A"

STATE OF TENNESSEE

COUNTY OF DAVIDSON

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

References to the singular include the plural, when applicable.

Affiant R. Claybourne Perrey, Jr.

Sworn to and subscribed before me this 6th day of April, 19 90.

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

18194
IDENTIF. REFERENCE
APR 11 1 40 PM '90
DAVIDSON COUNTY (TN.)
11 0101 03CHECK 1492.00



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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				450000.00
			CON TX	1485.00
			PRFEE	1.00
			WDEED	6.00
			TOTAL	1492.00
			CHECK	1492.00
04/11/90		01	13:39 0001	038

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18194

IDENTIF. REFERENCE

APR 11 1 40 PM '90

DAVIDSON COUNTY TN.

No. 309512