BOOK 8088 PAGE 456

CALIFORNIA
STATE OF ~~TENNESSEE~~
COUNTY OF Sandiego }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 173,541.87

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 19 90

Cynthia L. Witte
Notary Public

MY COMMISSION EXPIRES: 11/16/93
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Thomas N. Jones, Attorney, 339 Main Street, Franklin, Tn. 37064
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO	MAP-PARCEL NUMBERS
Philip M. Huether	First Investment Company	Tract I-52-8-85.00
(NAME)	(NAME)	
344-F Oak Ave	4300 East Broad Street	Tract II-52-8-84.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Half Moon Bay Ca 94019	Columbus, Ohio 43216-0749	Tract III-52-8-83.00
(CITY) (STATE) (P O ZIP)	(CITY) (STATE) (P O ZIP)	

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, **JOHN D. MINTON AND WIFE, JOYCE L. MINTON**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PHILIP M. HUETHER, unmarried**

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:

SEE ATTACHED LEGAL DESCRIPTION

As a part of the purchase price of the below described premises, the grantee hereby expressly assumes and agrees to pay the existing mortgages evidenced by three deeds of trust described as follows: Tract I of record in Book 6059, page 979, RODC, Tn. in the original principal amount of $58,200.00; Tract II of record in Book 6059, page 985, RODC, Tn. in the original principal amount of $58,200.00; Tract III of record in Book 6059, page 973, RODC, Tn. in the original principal amount of $58,200.00 all payable to First Investment Company. The Grantee hereby assumes the obligation of John D. Minton and wife, Joyce L. Minton under the terms of the instrument creating the loan to First Investment Company.

1. 1990 taxes are a lien, but not yet due and payable against all Tracts.
2. Tract I, II & III: Restrictive covenants contained in instrument of record in Book 5519, page 16, RODC, Tn.
3. Tract I, II & III: The Plan of record in Book 5200, page 215, RODC, Tn.

This is ~~unimproved~~ (XX) improved property, known as 1201, 1203, 1205, 1207, 1209 & 1211, Sequoia Valley Subdivision, Davidson Co., Tn.
(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 Our hand s this 6th day of April, 19 90

John D. Minton

Joyce L. Minton

STATE OF TENNESSEE
County of WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for said State & County, John D. Minton and wife, Joyce L. Minton, the within named bargainors with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand, at office, this 6th day of April, 1990

Commission expires 11/16/93

Cynthia L. Witt
Notary Public

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker

Witness my hand, at office, this _____ day of _____, 19____

Commission expires _____

Notary Public

WARRANTY DEED

FROM
John D. Minton and wife,
Joyce L. Minton

TO
Philip M. Huether

Prepared by: Thomas N. Jones, Atty.
339 Main Street
Franklin, Tn. 37064

LEGAL DESCRIPTION BOOK 8088 PAGE 458

TRACT I:

Being Lot No. 173 on the Plan of Sequoia Valley Subdivision, Section 4, of record in Plat Book 5200, page 215, Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to John D. Minton and wife, Joyce L. Minton by Quitclaim Deed from Robert W. Slade and wife, Ruth Slade of record in Book 6059, page 977, RODC, Tn. and part of the same property conveyed to Robert W. Slade and wife, Ruth Slade by deed from Oliver H. Dale and Robert W. Slade, a partnership, of record in Book 5987, page 282, Register's Office of Davidson County, Tn.

Tract II:

Being Lot No. 174 on the Plan of Sequoia Valley Subdivision, Section 4, of record in Plat Book 5200, page 215, Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to John D. Minton and wife, Joyce L. Minton by Quitclaim deed from Robert W. Slade and wife, Ruth Slade of record in Book 6059, page 983, RODC, Tn. and part of the same property conveyed to Robert W. Slade and wife, Ruth by deed from Oliver H. Dale and Robert W. Slade, a partnership, of record in Book 5987, page 282, Register's Office of Davidson County, Tn.

Tract III:

Being Lot No. 175 on the Plan of Sequoia Valley Subdivision, Section 4, of record in Plat Book 5200, page 215, Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to John D. Minton and wife, Joyce L. Minton by Quitclaim Deed from Robert W. Slade and wife, Ruth Slade of record in Book 6059, page 971, RODC, Tn. and being a portion of the same property conveyed to Robert W. Slade and wife, Ruth Slade by deed from Oliver H. Dale and Robert W. Slade, a partnership, of record in Book 5987, page 282, Register's Office of Davidson County, Tn.

April 6, 1990

John D. Minton

Joyce L. Minton

1273 04/16 0101 03CHECK 582.55

18920

IDENTIF. REFERENCE

APR 16 9 15 AM '90

DAVIDSON COUNTY T...



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

RECEIVED OF _____

FOR _____

BOOK 8088 PAGE 459

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 173541.87
CON TX 572.55
PRFEE 1.00
WDEED 9.00
TOTAL 582.55
CHECK 582.55

04/16/90 01 09:12 0001 1273

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18920

IDENTIF. REFERENCE

APR 16 9 15 AM '90

DAVIDSON COUNTY Tn.

No. 310385