BOOK 8143 PAGE 575

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. ( ) (Title No: 30234)

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 155,000.00

Affiant

Sworn and subscribed before me this 29th day of June, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:	**MORTGAGEE:**	**MAP-PARCEL NUMBERS**
Robert B. Hinton	NONE	117-05-043
3607 Sperry Avenue		07DA 23920
Nashville, TN 37215		

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 **Ruth W. Mason, a single person,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Robert B. Hinton and spouse, Jane C. Hinton,** 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. 37 on the Plan of Henry Sperry's Subdivision, of record in Book 974, Page 21, Register's Office for said County.

Said Lot No. 37 fronts 100 feet on the southerly margin of Sperry Avenue and extends back between parallel lines 200 feet, more or less, to a dead line.

Being the same property conveyed to A. F. Mason and wife, Ruth W. Mason, by deed from A. H. Grammer and Mildred H. Grammer of record in Book 1109, Page 226, said Register's Office. A. F. Mason has since died, leaving title to said property vested in Ruth W. Mason as surviving tenant by the entireties.

This conveyance is subject to all matters shown on the referenced subdivision Plan.

3037 4 TENNESSEE REAL ESTATE TRANSFER TAX Jul 2 1 41 PM '90 REGISTER'S OFFICE

$18.60

This is improved property, known as: 3607 Sperry Avenue, Nashville, TN 37215

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 29th day of June, 1990.

Ruth W. Mason
Ruth W. Mason

State of Tennessee
County of Davidson

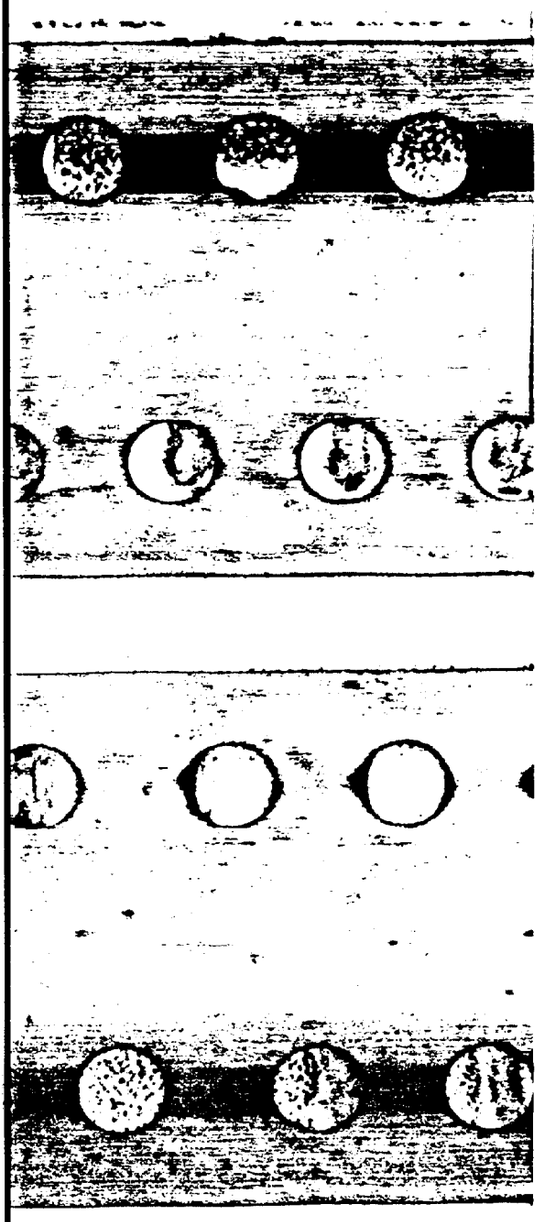
On this 29th day of June, 1990, before me the undersigned authority, personally appeared Ruth W. Mason, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public

W & I: 12/89



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

RECEIVED OF _____

FOR _____

BOOK 8143 PAGE 576

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 155000.00
CON TX 511.50
PRFEE 1.00
WDEED 6.00
TOTAL 518.50
CHECK 518.50

07/02/90 01 13:43 0001 6481

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38374

IDENTIFICATION REFERENCE

JUL 2 1 41 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 333379