Prepared by W. J. Dodson & Dodson, Atty.
4021 Tomberlin Dr.
Hermitage, Tn. 37076

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Zeland M. Hockett, et ux,	SAME	Map 86,
(NAME) 1303 Tulip Grove Rd.	(NAME)	Par. 116
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, Tn. 37076	(STREET ADDRESS)	4D-07380.
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of.... Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration receipt of which is acknowledged, *DOLLARS*

BOOK 8301 PAGE 885

We, Douglas Hockett and wife, Ruby T. Hockett,

.....*have bargained and sold, and by these presents do transfer and convey unto*

the said Zelander M. Hockett and wife, Charlene Hockett,

.....one-half interest in and to

their *heirs and assigns/ a certain tract or parcel of*

land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 4th Civil District of Davidson County, Tennessee, being part of Tract No. 5 in the division of the lands of Rufus Wilson and Laura Evans, and described according to a copy of a survey made by W. B. Southgate, Surveyor, May 22, 1941, as follows:

BEGINNING at a stone in the center line of Tulip Grove Road, the northwest corner of Tract No. 5, and being the southwest corner of Tract No. 3; running thence South 2-1/2° West 610 feet more or less to a point in the center line of said Road, being the northwest corner of a tract of 10.4 acres conveyed to Mayhew Wilson and wife, by deed from Alfred Wilson, and wife, of record in Book 1295, page 114, Register's Office for said County; thence along the line of the Mayhew Wilson tract as follows: South 63-3/4° East 188 feet, South 39-1/2° East 243 feet, and South 61-3/4° East 596 feet to a post, the northeast corner of said Mayhew Wilson tract, which point is 370 feet north of the center line of the Central Pike; thence along a fence North 2-1/2° East 1148 feet more or less to a stone in the northeast corner of Tract No. 5; thence North 87-1/2° West 848 Feet to the point of beginning, containing 20.6 acres.

THERE IS INCLUDED in the above description but EXCLUDED from this conveyance a tract on the northwest corner along Tulip Grove Road, 79 by 250 Feet, deeded by Alfred Wilson and wife, Annie Wilson, to Zelander M. Hockett, by deed of record in Book 2753, page 273, Register's Office for Davidson County, Tennessee; AND a 100 by 170 Feet tract deeded by Annie Wilson, widow, to Dewey Thomas Hockett, by deed of record in Book 3949, page 689, Register's Office for Davidson County, Tennessee.

BEING PART of the same property conveyed to Alfred Wilson, by deed

(Over)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,500.00 (1/2 Int.)

Subscribed and sworn to before me, this the 27 day of February, 19 91

Ruby T. Hockett
Affiant

My commission expires: 1-11-92
(Affix Seal)

W. J. Dodson Jr.
Notary Public

from Rebecca Hockett Campbell, et vir, of record in Book 2020, page 595, Register's office for Davidson County, Tennessee, and devised under the Will of Alfred Wilson, deceased, to Annie B. Wilson, and being the same property left by the will of Annie B. Wilson to Luena Jones and Douglas Edward Hockett, of record in Will Book 107, Page 196, Probate Court for Davidson County, Tennessee.

The other 1/2 interest in the within conveyed parcel has already been conveyed to the Grantees herein(Zelander M. Hockett & wife, Charlene Hockett) by deed from Luena Jones of record in Book 4727, Page 711, Register's Office of Davidson County, Tennessee, and the within transfer by Douglas Hockett and wife, Ruby T. Hockett to the sand Grantees, creates sole ownership in the said Grantees herein named.

Ruby T. Hockett, wife of Douglas E. Hockett, joins in this conveyance conveying any rights she may now or hereafter have in said lands.

This is unimproved (X) improved ( ) property, known as 1303 Tulip Grove Rd., (House Number) (Street) Hermitage, Tn. 37076. P. O. Address: (City or Town)

1/2 interest in and to

To Have and to Hold the/said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Zelander M. Hockett and wife, Charlene Hockett their *heirs and assigns, forever.*

And we *do covenant with the said* Zelander M. Hockett and wife, Charlene 1/2 interest in and t Hockett *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.*

And we, Douglas Hockett and wife, Ruby T. Hockett, *do further covenant and bind* ourselves, our 1/2 interest in and to *heirs and representatives, to warrant and forever defend the title to the/said land to the said* Zelander M. Hockett &wf, Charlene, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 27 *day of* February, *19* 91, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Douglas E Hockett
Douglas Hockett

Ruby T. Hockett
Ruby T. Hockett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, H. Houston Hagar, *a Notary Public in and for said County and State, the within named* Douglas Hockett and wife, Ruby T. Hockett,

*the bargainor*s*, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Hermitage, *Tennessee, this* 27 *day of* February, *19* 91.

H. Houston Hagar, *Notary Public.*

Commission Expires 1-11-92

STATE OF
COUNTY OF

Personally appeared before me, ... *a Notary Public in and for said County and State, the within named* .....

the bargainor....., *with whom I am personally acquainted, and who acknowledged that* ..... *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at ....., *this* ..... *day of* ....., *19*.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* .....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....
Notary Public

Commission Expires .....

WARRANTY DEED

FROM

Douglas Hockett, et ux
(Ruby T.)

TO

Zelander M. Hockett, et ux
(Charlene)

BOOK 8301 PAGE 888

0051 03/01 0101 03CHECK 50.00

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-1631
NASHVILLE, TENNESSEE 37206

69269

OFFICIAL RECEIPT

TONY Z. GIBSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8301 PAGE 889

CVY - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MOR - MORTGAGE	REL - RELEASE	CVY TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MG TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	11500.00
CON TX	37.95
PRFEE	1.00
WDEED	12.00
TOTAL	50.95
CHECK	50.95

03/01/91 01 13:10 0001 0251

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

S 2 6 9

No. 401990