10002

FILE BOX 38

# WARRANTY DEED

BOOK 8320 PAGE 150

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd. Suite 220
Nashville, Tennessee

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| JOHN H. HUDSON, JR. | TRANS FINANCIAL BANK | 116-12 |
| (NAME) | (NAME) | |
| 3703 WOODMONT LANE | P. O. BOX 90001 | 30 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| NASHVILLE, TENNESSEE 37215 | BOWLING GREEN, KY. 42102-9001 | 7DA-34500 |
| (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (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, EVERETTE G. COMER, JR. AND REBECCA COMER TINDALL AND REBECCA ~~ALLISON HARPER, ALL THE HEIRS-AT-LAW OF CORA BEBE COMER, deceased,~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN H. HUDSON, JR. AND WIFE, DEBORAH S. HUDSON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 2 Block "E" on the Plan of Woodmont Lane Homesites, as of record in Plat Book 1130, page 13, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Everette Gaines Comer and wife, Cora Bebe Comer by deed from Al Feldman and wife, Sally Feldman of record in Book 1142, page 584, said Register's Office. Everette Gaines Comer having since died, and Cora Bebe Comer having subsequently died.

This conveyance is made subject to: (1) Taxes for 1991, which have been prorated and assumed by the Grantee(s); (2) Water rights of record in Book 1071, page 420; and (3) All matters appearing on the plan of record in Plat Book 1130, page 13, Register's Office for said County.

This is not now, nor has it ever been, the principal residence of the Grantors herein.

030 19

IDENTIF. REFERENCE

APR 1 9 55 AM '91

FELIX Z. ANDERSON REGISTER
DAVIDSON COUNTY TN.

unimproved (XX)
This is improved ( ) property, known as 3703 WOODMONT LANE, NASHVILLE, TENNESSEE 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of March, 1991

Everette G. Comer Jr by Bettye L. Bruster
~~EVERETTE G. COMER, JR.~~

Rebecca Comer Tindall by Bettye L. Bruster
~~REBECCA COMER TINDALL~~

Rebecca Allison Harper by Bettye L. Bruster
~~REBECCA ALLISON HARPER~~

BETTYE L. BRUSTER, Attorney-in-Fact for the said Everette G. Comer, Jr., Rebecca Comer Tindall, and Rebecca Allison Harper, by Three separate Powers of Attorney recorded simultaneously herewith.

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

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

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

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

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

My commission expires _____ Notary Public _____

STATE OF TENNESSEE:
COUNTY OF WILLIAMSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bettye L. Bruster, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact of the makers and is authorized by the makers to execute this instrument on behalf of the makers.

Witness my hand, at office, this 28th day of March, 1991.

Notary Public

My commission expires: 1-22-95

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 137,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March 19 91

MY COMMISSION EXPIRES: 1/23/93
(AFFIX SEAL)

Notary Public

**WARRANTY DEED**

FROM

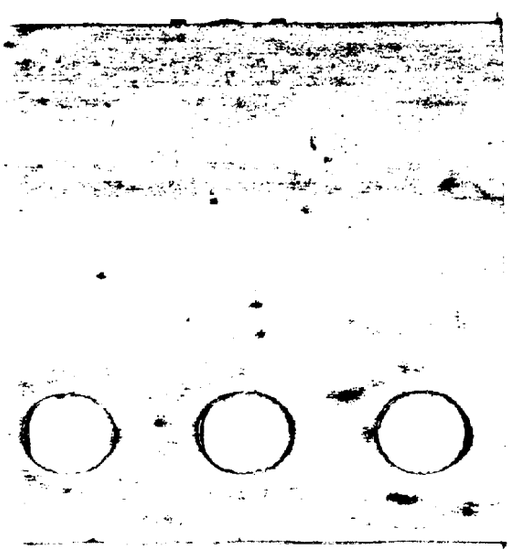
EVERETTE G. COMER, JR., REBECCA COMER TINDALL, AND REBECCA ALLISON HARPER, HEIRS AT LAW OF CORA BEBE COMER

TO

JOHN H. HUDSON, JR., AND WIFE, DEBORAH S. HUDSON

0663 04/01 0101 03CHECK 393.10

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



**OFFICIAL RECEIPT**

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

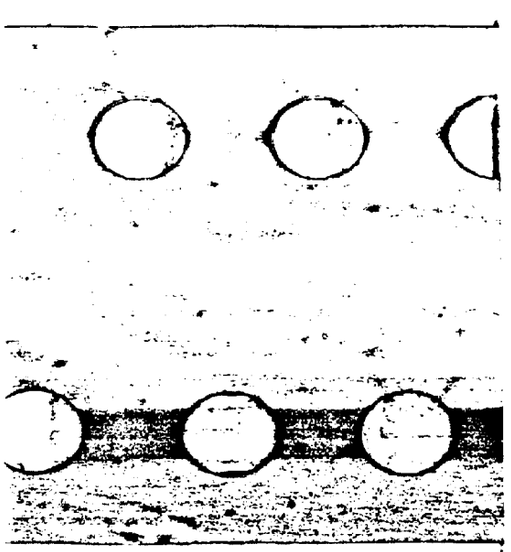
RECEIVED OF _____

FOR _____

BOOK 8320 PAGE 152

| | | |
|---|---|---|
| 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 117000.00
CON TX 386.10
PRFEE 1.00
UFEED 6.00
TOTAL 393.10
CHECK 393.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/01/91 01 09:55 0001 0663

03019

IDENTIF. REFERENCE

APR 1 9 55 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 408770