Bo 120

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Elmora Faye Hooper Tract #1,Cane Ridge Rd. Nashville, TN	Faye Hooper 82 Benzing Road Antioch, TN. 37013	[redacted]0 Part of 182-26

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS**, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged We, **Jean Turner Alexander and husband, W.C. Alexander** have bargained and sold, and by these present do transfer and convey unto the said **Elmora Faye Hooper**, unmarried the Grantees herein her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

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TRACT #1

A certain parcel of land situated in Davidson County, Tennessee, and being a portion of the Sara Ledbetter property as recorded in Deed Book 2963, Page 189, of the R.O.D.C., Tennessee, described as Tract #1 on a survey of Dale and Associates, dated February 27, 1990, Job Number 90-016 and known as the Boundary Survey of Sarah L. Lynch property.

Beginning at a point in the western margin of Cane Ridge Road, said point being the Northeast corner of the John K. Cravens Property as recorded in Deed Book 5209, Page 855, of the R.O.D.C., Tennessee.

Thence, N 81 46' 25" W, a distance of 416.78 feet to a point;

Thence, S 08 25' 25" W, a distance of 100.00 feet to a point;

Thence, N 81 42' 45" W, a distance of 363.58 feet to a point;

Thence, N 06 37' 33" E, a distance of 255.00 feet to a point;

Thence, N 87 04' 36" E, a distance of 794.29 feet to a point in the Western margin of Cane Ridge Road.

Thence with the Western margin of Cane Ridge Road S 06 38' 44" W, a distance of 309.00 feet to the point of beginning and containing 5.011 acres of land more or less.

BEING the same property conveyed to Jean Turner Alexander by deed and Last Will and Testament of Sara K. Lynch of record in Book 8086, Page 798; Register's Office for Davidson County, Tennessee. The said W.C. Alexander, husband of Jean Turner Alexander, joins in this act for the purpose of conveying any and all right, title and interest he may have in this property due to their marital relationship.

The following restrictions shall be covenants running with the land for a period of 25 years from date of this deed:

1. No trailers or mobile homes.
2. No swine or commercial poultry may be kept on the property.
3. No storage of junk cars, storage of building materials or any other offensive or unsightly storage may be placed on said lots.

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

This is unimproved property known as: **Tract #1 Cane Ridge Road, Nashville, TN.**

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 the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this 19th day of JUNE, 1991.

Jean Turner Alexander
JEAN TURNER ALEXANDER

W.C. Alexander
W.C. ALEXANDER

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 JEAN TURNER ALEXANDER AND HUSBAND, W.C. ALEXANDER, the Bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness me hand and seal at office in Nashville, Tennessee this 19th day of June, 1991.

Houston E. Hill
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/26/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $40,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Edna Faye Hooper
AFFIANT

Sworn to and subscribed before me, this 19th day of JUNE, 1991.

Houston E. Hill
NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/19/92

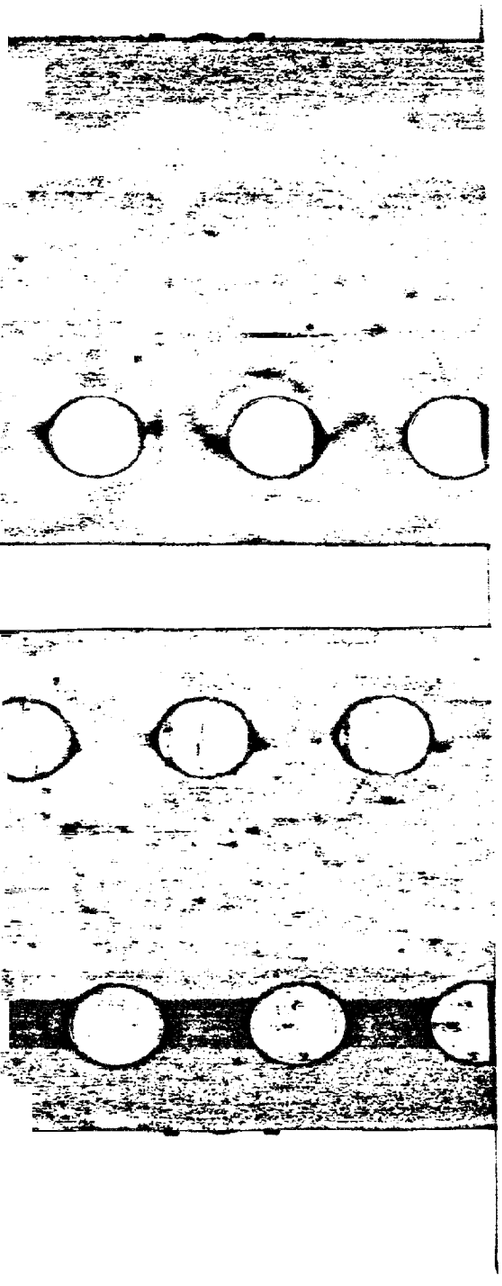
248.30

IDENTIFICATION REFERENCE

JUN 24 10 38 AM '91

THIS INSTRUMENT PREPARED BY:
RICK M. JOHNSON
3221 Nolensville Rd., Ste. #1
Nashville, TN 37211
(615) 833-5858

93 06 24 0101 03CHECK 139.00



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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	40000.00
CON TX	132.00
PRFEE	1.00
WDEED	6.00
TOTAL	139.00
CHECK	139.00

10-39 0001 6868

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 4 8 3 0

IDENTIF. REFERENCE

JUN 24 10 38 AM '91

FELIX Z. WILSON, REGISTER
PAYOR

No. 433870