Bot 53

BOOK 8806 PAGE 153

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 19 92

Notary Public Aaron Adams

MY COMMISSION EXPIRES: March 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC. 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RICKY L. HITE	FIRST INVESTMENT COMPANY	MAP 34.13
(NAME)	(NAME)	
230 AURORA AVENUE	P. O. BOX 749	PARCEL 208
(ADDRESS)	(ADDRESS)	
MADISON, TN 37115	COLUMBUS, OH 43216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, ANITA Y. HAMILTON NOW BEING ANITA Y. HAMILTON HIGGINS AND HUSBAND, JEFF D. HIGGINS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICKY L. HITE AND DOROTHY F. PEACH, UNMARRIED PERSONS

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:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Edgemeade Farm, of record in Book 3600, page 69, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 2 fronts 60 feet on the southerly margin of Aurora Avenue and extends back 160 feet on the easterly and westerly lines to a line in the rear measuring 59.9 feet thereon.

Being the same property conveyed to ANITA Y. HAMILTON, by Deed of record in Book 7817, page 988, Register's Office for Davidson County, Tennessee; the said ANITA Y. HAMILTON having since married is not ANITA Y. HAMILTON HIGGINS.

JEFF D. HIGGINS joins in this conveyance for the purpose of conveying any interest he may have in and to said property, marital or otherwise.

7: 1: 1: 5: 6.
IDENTIFICATION REFERENCE
DEC 7 9 08 AM '92
CLIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 230 Aurora Avenue, Madison, TN 37115
(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 3rd day of December 19 92

Jeff D. Higgins
JEFF D. HIGGINS

Anita Y. Hamilton Higgins
ANITA Y. HAMILTON HIGGINS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 8806 PAGE 154

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANITA Y. HAMILTON HIGGINS AND HUSBAND, JEFF D. HIGGINS

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

GOODLETTSVILLE, Tennessee, this 3rd day of December 19 92

Commission expires March 26, 1994

Aaron Adams Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

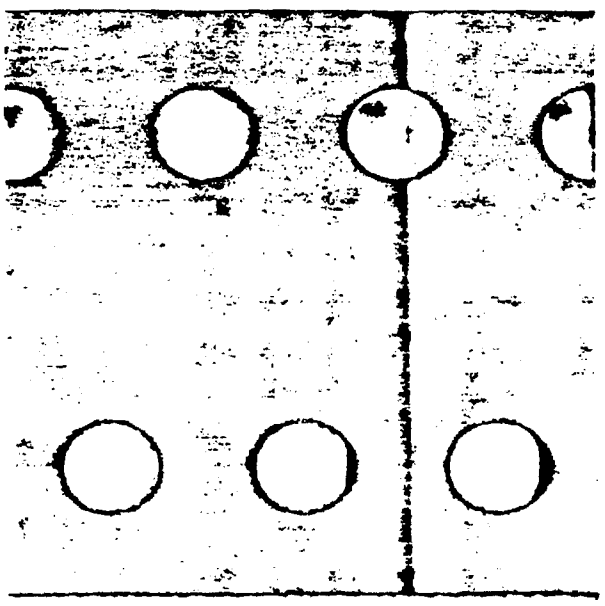
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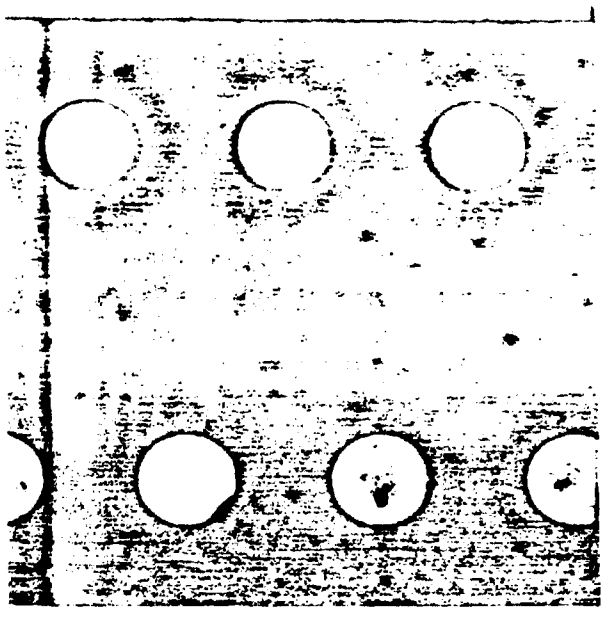
TO

RETURN TO:

8768 12/07 0101 03CHECK 192.15

11.162





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

RECEIVED OF _____

FOR _____

BOOK 8806 PAGE 155

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	49500.00
			CON TX	183.15
			PRFEE	1.00
			WDEED	8.00
			TOTAL	192.15
			CHECK	192.15
12/07/92	01		09:06 0001	8768

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7: 1 1: 5: 6.

IDENTIFICATION REFERENCE:

Dec 7 9 08 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 598013