BOOK 9004 PAGE 856

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

T. Herschel Hudgins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June, 19 93

Notary Public

MY COMMISSION EXPIRES: 2/25/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

David J. Waynick, Attorney, 211 Donelson Pike, Suite 2, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
T. Herschel Hudgins (NAME)	New Owners (NAME)	MAP 92-13
8384 River Road (ADDRESS)	(ADDRESS)	PARCEL 89
Nashville, TN 3209 (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, Chloe Mae Filson and husband, George Filson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO T. Herschel Hudgins

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:

Being Lot No. one hundred eighty-six (186) on the map of Hortense Place a plat of which is of record in Book 161, page 167, RODCT said lot number 186 is more particularly described as follows:

Beginning at the southwest corner of Charlotte Pike and 33rd Avenue North (formerly Daron Street) being the northeast corner of said lot; thence with the southerly margin of Charlotte Pike, westwardly 34 feet thence southerly with the west line of said lot two hundred and ten (210) feet to the northerly line of lot number 72 thence with said line eastwardly eight and one-half (8 1/2) feet to the westerly margin of 33rd Avenue North; thence with the westerly margin of said avenue, northerly two hundred and twenty (220) feet to the point of beginning.

INCLUDED in the above description but expressly excluded therefrom is property condemned by the State of Tennessee being described as follows:

Beginning at a point, said point being the intersection of the west dedicated right of way line of 33rd Avenue, North, and the south dedicated right of way line of Charlotte Avenue; thence with the west dedicated right of way line of 33rd Avenue, North south 05 degrees, 20 minutes west for 8.9 feet to a point in the proposed south right of way line of Charlotte Avenue; thence with the proposed south right of way line of Charlotte Avenue, along a curve to the right with a radius of 1683.02 feet for 34.0 feet to a point; thence north 02 degrees 50 minutes west for 8.8 feet to a point in the south dedicated right of way line of Charlotte Avenue, thence with the south dedicated right of way line of Charlotte Avenue, thence north 87 degrees 16 minutes east for 34.0 feet back to the point of beginning and containing 301 square feet and being part of

CONTINUED

unimproved ( )
This is improved (X) property, known as 3301 Charlotte Pike, Nashville, TN
(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 25th day of June, 19 93

Chloe Mae Filson by David J. Waynick, atty in fact
Chloe Mae Filson

George Filson by David J. Waynick, atty in fact
George Filson

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 Chloe Mae Filson and husband, George Filson

the bargainor s, 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 my hand and official seal at Nashville, Tennessee, this 25th day of June 19 93.

Commission expires _____

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

LEGAL DESCRIPTION CONTINUATION

the same parcel devised to Christeen Lee Teal under the will of Bessie Lee Sartain, deceased of record in Will Book 96, page 491, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Chloe Mae Filson and George Filson by Warranty Deed of record in Book 9004, page 853, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th Day of June, 1993 personally appeared before me, David J. Waynick, with whom I am personally acquainted, to me known to be the person who executed the foregoing instrument in behalf of Chloe Mae Filson and husband, George Filson, and acknowledged that he executed the same as the free act and deed of the said Chloe Mae Filson and husband, George Filson, as their attorney in fact.

Witness my hand and seal at Nashville, Tennessee, this 25th day of June, 1993.

My Commission Expires:
7-27-96

Laura Wesley Duke
Notary Public

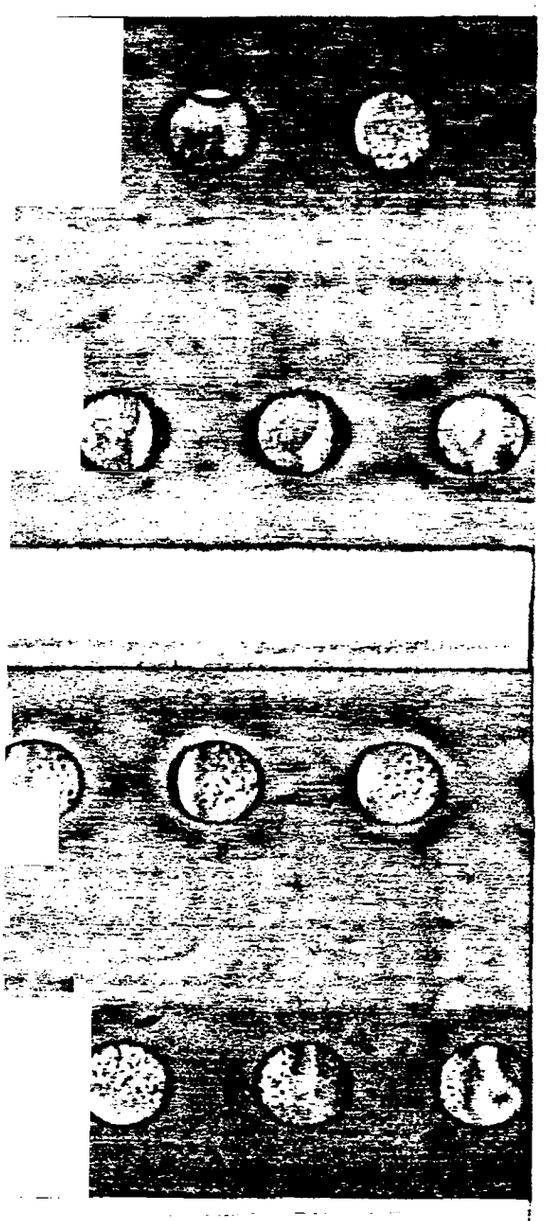
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

37835

IDENTIF. & REFERENCE

93 JUL -6 PM 12:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0383 07/06 0101 03CHECK
101.50



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

RECEIVED OF _____

FOR _____

BOOK 9004 PAGE 858

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 25000.00
CON TX 92.50
PRFEE 1.00
MDEED 8.00
TOTAL 101.50
CHECK 101.50

07/06/93 01 12:30 0001 0383

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37835
IDENTIF. ↑ REFERENCE

93 JUL -6 PM 12:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 670846