30x7

BOOK 9041 PAGE 588

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF July 19 93

Notary Public

MY COMMISSION EXPIRES 5/14/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201
File #31177

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Hubbard (NAME)	Atlantic Coast Mortgage Company (NAME)	91-16-68
4400 Elkins Road (ADDRESS)	12700 Fair Lakes Circle-Ste 400 (ADDRESS)	12W 465
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22033 (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, Brad Whitfield, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Hubbard, a married person

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 Lots 301, 303 and easterly 41 feet of Lot No. 305, of Block 13 on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said County.

SAID Lots Nos. 301, 303, and part of Lot No. 305 front 141 feet on the northerly side of Elkins Avenue and extend back 150 feet on the westerly line and 150 feet on the easterly line with the westerly margin of 44th Avenue North to a dead line measuring 141 feet thereon.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXCLUDED HEREFROM is a portion of the property conveyed to Park Avenue Baptist Church, a Tennessee corporation, by deed from C. E. Francis and wife, Frannie J. Francis of record in Book 4533, page 990, said Register's Office.

BEING the northerly 50 feet of Lots Nos. 301 and 303 and the northerly 50 feet of the easterly 41 feet of Lot No. 305 of Block 13, on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said County.

BEING the same property conveyed to Brad Whitfield by deed from John C. Arch and wife, Diane Arch of record in Book 8839, Page 14, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

This is improved (X) unimproved ( ) property, known as 4400 Elkins Road, Nashville, TN 37209
(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 my hand this 29th day of July, 19 93

Brad Whitfield

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9941 PAGE 559

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brad Whitfield, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of July, 1993.

Commission expires 5/14/94

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

IDENTIFICATION REFERENCE

93 AUG -9 PM 12:40

REGISTER

9116

WARRANTY DEED

FROM

Brad Whitfield

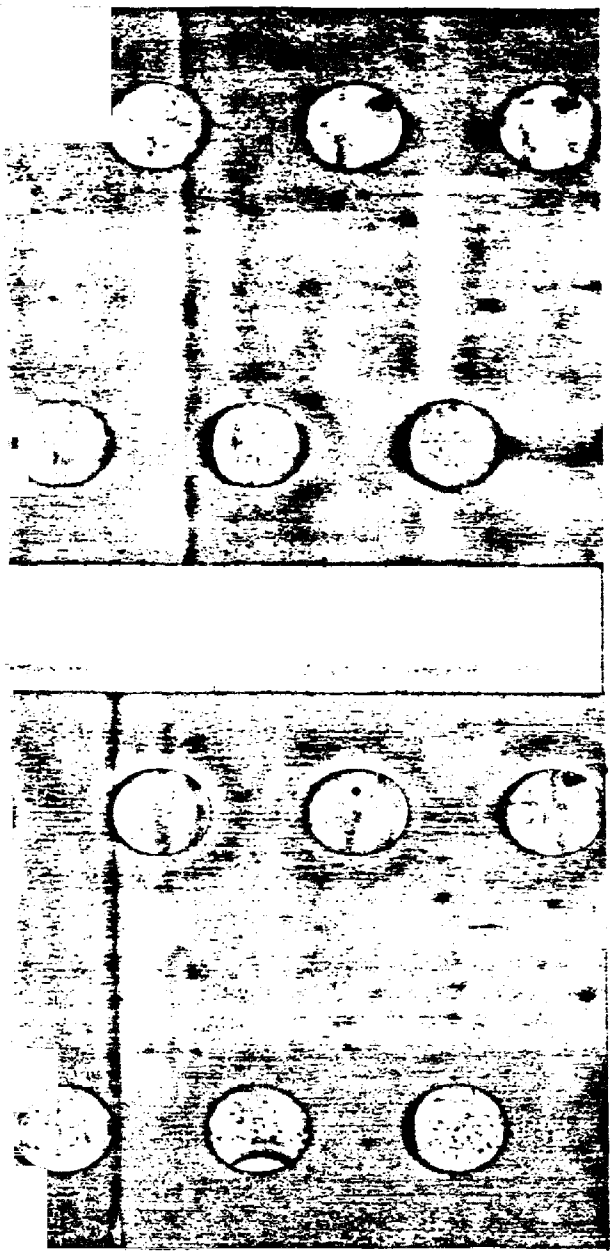
TO

James L. Hubbard

RETURN TO:

Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 37201 File #31177

7652 08/09 0101 CHECK 360.50



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

RECEIVED OF _____

FOR _____

BOOK 9041 PAGE 590

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	95000.00
			CON TX	351.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	360.50
			CHECK	360.50
08/09/93	01	12:40	0001	7652

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50116
IDENTIFICATION REFERENCE

93 AUG -9 PM 12:40

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 684021