THIS INSTRUMENT PREPARED BY:
DANIEL C. MASTEN, ESQ.
JACOBS, HOLT & MASTEN
311 White Bridge Road
Nashville, Tennessee 37209
(615) 353-0930

Mail

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL
Freddy F. Smith, Unmarried 5608 New York Avenue Nashville, Tennessee 37209	William Hudgins 400 Crutcher Street Nashville, TN 37213	091-02-0 261.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Twenty-One Thousand & no/100 Dollars ($21,000.00) payable as provided in Buyer's Deed of Trust Note in the original principal amount of Twenty-One Thousand & no/100 Dollars ($21,000.00), payable over 10 years in monthly installments, plus interest at the rate of eight percent (8%) per annum, secured by a Deed of Trust recorded simultaneously herewith in the Register's Office of Davidson County, Tennessee, receipt of all or the same from the Grantee being acknowledged, we, Rosie Green, Dorothy Nowell, Ruby Grant, William M. Hudgins, Shirley Henry, Jimmy Hudgins and John T. Hudgins, being all the heirs at law of W.N. Hudgins and wife L.P. Hudgins, deceased, have bargained and sold, and by these presents do transfer and convey unto the said Freddy F. Smith, an unmarried person, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being part of Block "I" on plan no. 2 West Nashville, as of record in Book 57, Page 172, Register's Office for said county, being lots nos. 1517 and 1519 on the unrecorded subdivision of said Block "I" described as follows:

Beginning on the northerly margin of New York Avenue at a point 60 feet east of the easterly margin of 57th Avenue North, said point being the corner of lots nos. 1519 and 1521; thence with said avenue easterly 50 feet to the corner of lots 1515 and 1517; thence with the line between said two lots northwardly 150 feet to the southerly margin of an alley; thence with said alley westwardly 50 feet to the corner of lots nos. 1519 and 1521; thence with the line between said two lots southwardly 150 feet to the beginning.

Being the same property conveyed to W.N. Hudgins and wife L.P. Hudgins, by Deed from Maude Savely and husband J.W. Savely, of record in Book 1414, Page 195, Register's Office of Davidson County, Tennessee.

Spouses of the Grantors have joined this conveyance for the purpose of conveying their marital interest.

This is improved property, known as 5608 New York Avenue, Nashville, Tennessee 37209.

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.

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

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Witness our hands this 20th day of August, 1993.

Rosie Green
ROSIE GREEN

Percy W. Green
PERCY W. GREEN

STATE OF Utah]
COUNTY OF Davis]

Personally appeared before me, Marie H Mark, a Notary Public in and for said County and State, the within named ROSIE GREEN and husband PERCY W. GREEN, the Bargainors, 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 Pegram, Tn, this 20th day of August, 1993.

Marie H Mark
NOTARY PUBLIC

My Commission Expires: 2-4-96

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Witness our hands this 16th day of August, 1993.

Dorothy Nowell
DOROTHY NOWELL

Bob Nowell
BOB NOWELL

STATE OF FLORIDA]
COUNTY OF BAY]

Personally appeared before me, Charolette A. Joiner, a Notary Public in and for said County and State, the within named DOROTHY NOWELL and husband BOB NOWELL, the Bargainors, 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 Panama City, Florida, this 16th day of August, 1993.

Charolette A. Joiner
NOTARY PUBLIC

Charolette Joiner
Notary Public - State of Florida
My Commission Expires August 13, 1996
Commission # AA587702

My Commission Expires:

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Witness our hands this 20th day of August, 1993.

Ruby Grant
RUBY GRANT

Archie T. Grant Jr.
ARCHIE T. GRANT, JR.

STATE OF Tenn]
COUNTY OF Davidson]

Personally appeared before me, T.O. Davis, a Notary Public in and for said County and State, the within named RUBY GRANT and husband ARCHIE T. GRANT, JR., the Bargainors, 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, Tenn, this 20 day of Aug, 1993.

T.O. Davis
NOTARY PUBLIC

My Commission Expires: 1-27-96

NOTARY PUBLIC T.O. DAVIS DAVIDSON COUNTY, TENN.

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Witness our hands this 20th day of August, 1993.

Marie Hudgins
MARIE HUDGINS

William M. Hudgins
WILLIAM M. HUDGINS

STATE OF Tennessee]
COUNTY OF Cheatham]

Personally appeared before me, Marie H. Marsh, a Notary Public in and for said County and State, the within named MARIE HUDGINS and husband WILLIAM M. HUDGINS, the Bargainors, 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 Pegram, Tennessee, this 20th day of August, 1993.

Marie H. Marsh
NOTARY PUBLIC

MARIE H. MARSH NOTARY PUBLIC CHEATHAM COUNTY, TENN.

My Commission Expires: 2-4-96

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Witness our hands this 20th day of August, 1993.

Shirley Henry
SHIRLEY HENRY

Robert W. Henry
ROBERT HENRY
(Being the same person as ROBERT W. HENRY)

STATE OF Tenn]
COUNTY OF Davidson]

Personally appeared before me, T.O. Davis, a Notary Public in and for said County and State, the within named SHIRLEY HENRY and husband ROBERT HENRY, the Bargainors, 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 20 day of Aug, 1993.

H-O-Davis
NOTARY PUBLIC

My Commission Expires: 1-27-96

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Witness our hands this 20th day of August, 1993.

Judy Hudgins
JUDY HUDGINS

Jimmy R. Hudgins
JIMMY R. HUDGINS

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, Judy Hudgins and JH, a Notary Public in and for said County and State, the within named JUDY HUDGINS and husband JIMMY R. HUDGINS, the Bargainors, 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 20 day of August, 1993.

Judy Hudgins
NOTARY PUBLIC

My Commission Expires: May 28, 1995

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Witness our hands this 20 day of Aug., 1993.

Margie L Hudgins
MARGIE HUDGINS

John T. Hudgins
JOHN T. HUDGINS

(Being the same person as MARGIE L. HUDGINS)
STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, H-O. Davis, a Notary Public in and for said County and State, the within named MARGIE HUDGINS and husband JOHN T. HUDGINS, the Bargainors, 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 20 day of Aug, 1993.

H-O. Davis
NOTARY PUBLIC

My Commission Expires: 1-27-96

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STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

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The actual consideration for this transfer or value of property (whichever is greater) is $ 21,000 . This is equal to or greater than the property would bring at a fair and voluntary sale.

Freddy F. Smith
FREDDY F. SMITH

Sworn to and subscribed before me this 25th day of August, 1993.

JANICE H. MCCORMACK NOTARY PUBLIC LARGE COUNTY TENNESSEE

James H. McCormack
NOTARY PUBLIC

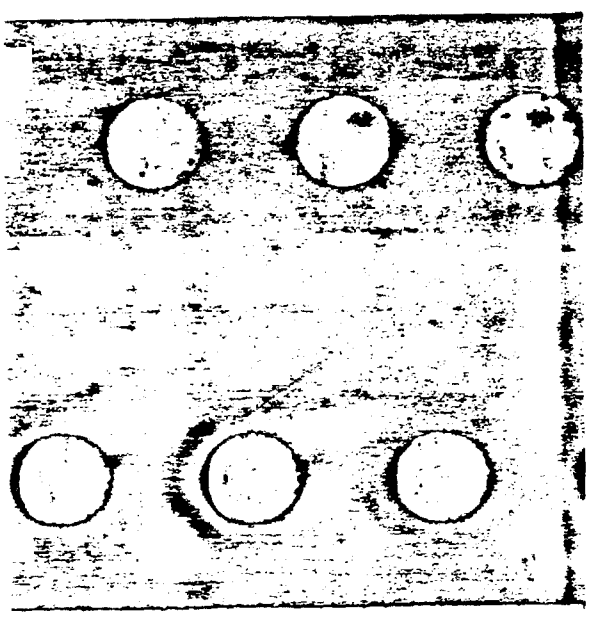
My Commission Expires: 4-30-95

79762
IDENTIF. & REFERENCE

93 OCT 29 PM 4:12

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7979 10/29 0101 03CHECK $13.70



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

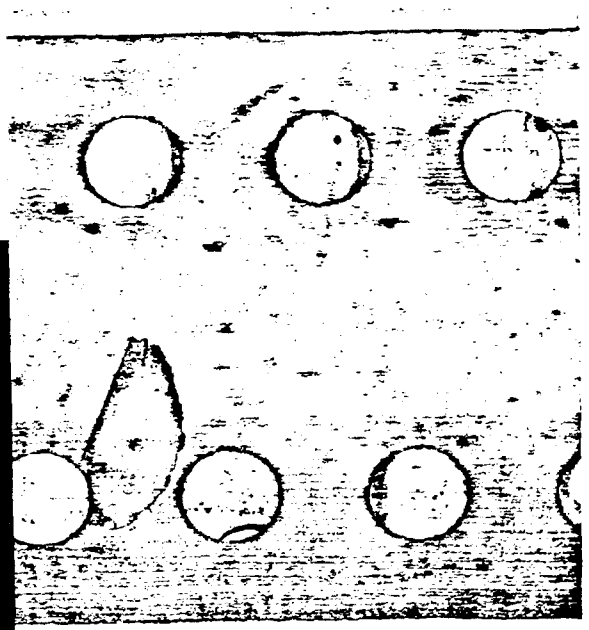
RECEIVED OF _____

FOR _____

BOOK 9132 PAGE 737

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	21000.00
CON TX	77.70
PRFEE	1.00
WDEED	20.00
TOTAL	98.70
CHECK	98.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 7979

79762
IDENTIF. ↑ REFERENCE

93 OCT 29 PM 4:12
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 715781