Box 53

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF December 19 93

Notary Public

MY COMMISSION EXPIRES: _____
(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
JIMMY HARRY MURPHY (NAME)	SAME (NAME)	PART OF
1321 Pawnee Trail (ADDRESS)	(ADDRESS)	MAP 53
Madison Tn 37115 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	PARCEL 21

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, ALVIN R. HAWKINS, AND WIFE, ERNESTINE M. HAWKINS, DAVID A. HAWKINS, RICHARD R. HAWKINS, STEPHEN M. HAWKINS, ANDREW M. HAWKINS AND KENNETH E. HAWKINS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIMMY HARRY MURPHY AND WIFE, JUDY T. MURPHY

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:

A tract of land in the Second Civil District, Davidson County, Tennessee, being described according to an unrecorded boundary survey for Jimmy and Judy Murphy, by Daniels & Associates, Inc., License No. 1489, 2805 Foster Avenue, Suite 203, Nashville, Tennessee 37203, dated October 21, 1993. Said Tract lies generally north of Pawnee Trail and south of the Cumberland River and being more particularly described as follows: BEGINNING at an iron pin on the set on the westerly right of way of Broadway of Nawakwa; said pin also being the northeasterly corner of Jimmy Murphy of record in Book 8604, age 947, R.O.D.C. Tennessee; thence, with the northerly boundary of said Jimmy Murphy N 54 deg. 23' 00" W 100.0 feet to a point; said point being N 37 deg. 21' 29" E 28.0 feet from a witness pin set; thence, severing a tract of land conveyed to Alvin R. Hawkins of record in Book 7060, page 547, R.O.D.C., Tennessee N 37 deg. 21' 29" E 396.0 feet to a point; said line passes at 150.0 feet a witness pin set and at 300.0 feet a witness pin set; thence, with the Cumberland River S 40 deg. 35' 00" E 289.0 feet to a point; thence, with the easterly most boundary of said Hawkins S 66 deg. 08' 00" W 379.5 feet to the point of beginning, said line passes at 139.5 feet a witness pin set and at 239.5 feet a witness pin set. Containing 72,316 square feet or 1.66 acres more or less.

This property has no access or road frontage and contains less than 5 acres, and cannot be conveyed as described herein, however, Grantees by acceptance hereof acknowledges that they are the owners of property adjacent to the property described which provides access.

CONTINUED ON REVERSE

unimproved (XX)
This is improved ( ) property, known as _____
(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 our hand s this 28th day of December, 19 93

ERNESTINE M. HAWKINS

ALVIN R. HAWKINS

DAVID A. HAWKINS

ANDREW M. HAWKINS

RICHARD R. HAWKINS

STEPHEN M. HAWKINS

KENNETH E. HAWKINS

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this_____day of _____ 19_____ .

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

Being a portion of the same property conveyed to ALVIN R. HAWKINS, AND WIFE, ERNESTINE M. HAWKINS, by deed Book 4486, page 441, Register's Office for Davidson County, Tennessee, the said ALVIN R. HAWKINS AND WIFE, ERNESTINE M. HAWKINS, having conveyed one half interest in the property to DAVID A. HAWKINS, RICHARD R. HAWKINS, STEPHEN M. HAWKINS, ANDREW M. HAWKINS AND KENNETH E. HAWKINS, by Deed of record in Book 7060, page 547, Register's Office for Davidson County, Tennessee.

WARRANTY DEED

FROM

TO

RETURN TO:

STATE OF TENNESSEE:
COUNTY OF Davidson:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, David A., Stephen M, and Andrew M., the within named bargainor_, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 23rd day of December, 1993.

Kurtg Parham
NOTARY PUBLIC

My commission expires: May 24, 1997

(AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ernestine M., Alvin R., Richard R., and Kenneth E. Hawkins, the within named bargainors, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 28th day of December, 1993.

Carol Dee
NOTARY PUBLIC

My commission expires: 11/20/96

(AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF _____:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____, the within named bargainor_, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the _____ day of _____, 1993.

_____
NOTARY PUBLIC

My commission expires: _____

(AFFIX SEAL)

02731
IDENTIF. & REFERENCE

94 JAN -3 AM 8:47
FELIX A. HARRISON REGISTER
DAVIDSON COUNTY, TN.

4454 01/03 0101 03CHECK 20.40

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9206 PAGE 70

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 2000.00
				CON TX 7.40
				PRFEE 1.00
				MDEED 12.00
				TOTAL 20.40
				CHECK 20.40

01/03/94 01 08:46 0001 4454

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02731

IDENTIFICATION REFERENCE

94 JAN -3 AM 8:47

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 740491