BOOK 9414 PAGE 848

PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) (Title No: 35526)
Dav. Co. File: Box 8

**State of Tennessee**
**County of Davidson**
The actual consideration or value, whichever is greater, for this transfer is: $ 133650.00

Affiant

Sworn and subscribed before me this
20th day of July, 1994.

Notary Public

My Comm. Expires: 1-25-97

| ADDRESS NEW OWNER: | RESPONSIBLE FOR PAYMENT OF TAXES: | MAP-PARCEL NUMBERS |
|---|---|---|
| Gary L. Hawkins<br>Kim Hartley Hawkins<br>2205 Natchez Trace<br>Nashville, TN 37212 | First Tennessee Bank, N.A.<br>P.O. Box 351<br>Memphis, TN 38101 | 104-15-001<br>24W 04309 |

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert B. Elliott,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Gary L. Hawkins and spouse, Kim Hartley Hawkins,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee and being Lot No. 1 on the Map of a subdivision of Lots Nos. 31 and 32 in Bransford Realty Company's Westmoreland Subdivision, as of record in Book 547, page 113, of the Register's Office for said County; said Lot No. 1 begins at a point of a curve in west margin of 28th Avenue South; thence in a southerly direction and with west margin of 28th Avenue South, 165 feet to a point; thence at right angles with 28th Avenue South and in a westerly direction 100 feet to a point; thence in a northwesterly direction 32 feet to a point in the easterly margin Westmoreland Drive; thence with the easterly margin of Westmoreland Drive and in a northeasterly direction 165 feet to the beginning of a curve; thence around curve 27 feet to the westerly margin of 28th Avenue South which is the point of beginning.

BEING the same property conveyed to Robert B. Elliott and wife, Elizabeth C. Elliott, by deed from Martha Goode Elliott, Conservator for Mark Anthony Goode of record in Book 8688, page 58, said Register's Office. By Quitclaim Deed of Record in Book 8870, page 277, said Register's Office, the said Elizabeth C. Elliott conveyed her interest in subject property to Robert B. Elliott.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction.

Elizabeth C. Elliott, the spouse of Robert B. Elliott, joins in this conveyance solely to convey any marital interest she may have in subject property.

**This is improved property, known as:** 2205 Natchez Trace, Nashville, TN 37212

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 20th day of July, 1994.

**Robert B. Elliott**

**Elizabeth C. Elliott**

94 JUL 22 AM 9:30
DAVIDSON COUNTY, TN.
IDENTIFICATION REFERENCE
73755
9904 07/22/94 10:01 03CHECK 503.32

**State of** Colorado
**County of** Eagle

On this 20 day of July, 1994, before me the undersigned authority, personally appeared **Robert B. Elliott and Elizabeth C. Elliott,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires December 20, 1997
My Commission Expires: 0011 West Beaver Creek Blvd.
Avon, CO 81620

Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



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

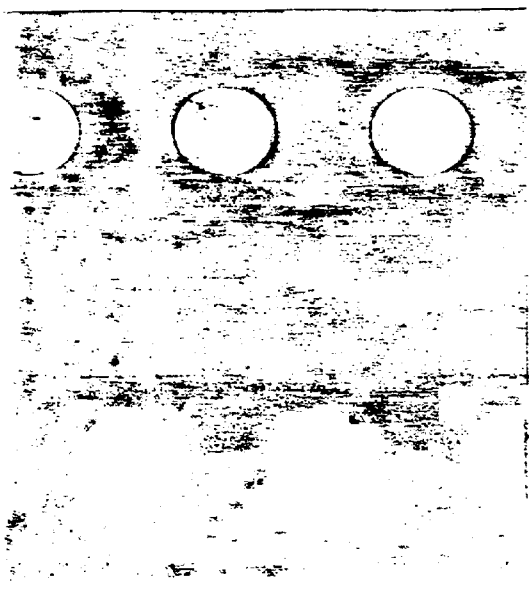
**RECEIVED OF** _____

**FOR** _____

BOOK 9414 PAGE 849

| | | |
|---|---|---|
| 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 | 133650.00 |
| CON TX | 494.32 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 503.32 |
| CHECK | 503.32 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

07/22/94 01 09:30 0001 9804

73755
IDENTIF. & REFERENCE

94 JUL 22 AM 9:30
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 816375