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48
Rec'd

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 276,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 19 94

Notary Public

MY COMMISSION EXPIRES: 6-24-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alvin Hagaman (NAME)	Third National Bank in Nashville (NAME)	MAP 158-7
6123 Stonehaven Drive (ADDRESS)	201 4th Avenue North (ADDRESS)	PARCEL 28 & 29
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (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, Charles Chesanow and wife, Dory Sutker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alvin Hagaman and wife, Johan Hagaman

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:

Two Tracts of land in Davidson County, Tennessee, described as follows:

TRACT 1:
Land in Davidson County, Tennessee, being Lot No. 610 on the plan of Hillsboro Park, Section 13, as of record in Book 4175, page 19, Register's Office for said County.

Said Lot No. 610 fronts 281.8 feet on the westerly side of Stonehaven Drive and extends back 414.4 feet on the northerly line and 232.6 feet on the southerly line to a dead line measuring 360.4 feet thereon.

4767 08/04 0101 03CHECK 1036.05

TRACT 2:
Land in Davidson County, Tennessee being a tract of land designated "Reserved Parcel A" on the Plat of Hillsboro Park, Section 13, City of Forest Hills, recorded in Book 4175, page 19, Register's Office for said County and described as follows:

Beginning at a point in the westerly margin of Stonehaven Drive on the Plat of Hillsboro Park, Section 13, at the southeasterly corner of Lot No. 610 and extending westwardly along the southerly property line of said Lot No. 610 a distance of 232.6 feet to the southwesterly corner of Lot No. 610; thence south 3 degrees 32 minutes east a distance of 354.1 feet being the same as the easterly margin of the Garth E. Fort property to a point in the northwesterly margin of Stonehaven Drive; thence in a northeasterly direction along the northwesterly margin of Stonehaven Drive a distance of 316.63 feet to the point of beginning.

CONTINUED

unimproved ( )
This is improved (X) property, known as 6123 Stonehaven Drive, Nashville, Tennessee 37215
(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 1st day of August 19 94

Charles Chesanow by Dory C Sutker atty in fact
Charles Chesanow

Dory C Sutker Dory Sutker
Dory Sutker

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Charles Chesanow and wife~~ Dory Sutker

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 1st day of August, 19 94.

Commission expires 6/28/95

Teresa L. Beard
Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Dory A. Sutker and _____ with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the attorney in fact for Charles Chesanow ~~and xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx~~ the within named bargainor, ~~and that~~ she as such attorney in fact ~~and xxxxx~~ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of ~~the corporation by the~~ Charles Chesanow by Dory A. Sutker as such attorney in fact, ~~and acknowledging the same to be the act and deed of the corporation~~.

Witness my hand and official seal at office at Brentwood on this the 1st day of August 19 94.

My commission expires 6/28/95

Teresa L. Beard
Notary Public

LEGAL DESCRIPTION CONTINUATION

Being the same property conveyed to Charles Chesanow and wife, Dory Sutker by deed from Colin J. Sinclair and wife, G. C. Sinclair of record in Book 8489, page 39, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Restrictive covenants contained in an instrument of record in Book 2435, page 237, and Book 4242, page 811, Register's Office for Davidson County, Tennessee.

Plan of record in Book 4175, page 19, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Taxes for the year 1994 and subsequent years, a lien, but not yet due and payable.

94 AUG -4 PM 2:22
FELIX E. ... REGISTER
DAVIDSON COUNTY, TN.

78327
IDENTIF. & REFERENCE

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

RECEIVED OF _____

FOR _____

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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
276500.00
CON TX 1023.05
PRFEE 1.00
WDEED 12.00
TOTAL 1036.05
CHECK 1036.05

08/04/94 01 14:22 0001 4767

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

78327

IDENTIFICATION REFERENCE

94 AUG -4 PM 2:22

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 821277