**FROM:** John Robert Hill, Jr.

This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

**TO:** Sue Ann Wood Riddle

| **Address New Owner:** | **Send Tax Bills To:** | **Map/Parcel No.** |
|---|---|---|
| Sue Ann Wood Riddle<br>3001 Lake Drive<br>Hermitage, TN 37076 | Same | 63-12/58 |

BOOK 9566 PG 727

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $96,612.57.

Affiant

Subscribed and sworn to before me, this the 5th day of January, 1995.

Notary Public

My Commission Expires: 3/22/97

**GENERAL 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 considerations, the receipt and sufficiency of which are hereby acknowledged, John Robert Hill, Jr., hereinafter called "GRANTOR," has bargained and sold, and by these presents does transfer and convey unto Sue Ann Wood Riddle, hereinafter called "GRANTEE," her successors, 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 Lot No. 63 on the Plan of Southfork, Section Two, as of record in Book 6250, page 386, Register's Office for said County, to which plan reference is hereby made for a more complete description

BEING the same property conveyed to Grantor by Deed of record in Book 9194, page 583, said Register's Office.

IT IS UNDERSTOOD AND AGREED that as a part of the consideration of this transfer is the assumption of a certain deed of trust filed of record in Book 7456, page 115, said Register's Office, which the Grantee hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the Grantee herein.

Said property is transferred subject to the following limitations, restrictions, and encumbrances:

1. Taxes for the current year, to be paid by Grantee.

2. Deed of Trust securing an indebtedness to National Mortgage Company of record in Book 7456, page 115, said Register's Office.

3. Restrictive Covenants of record in Book 6906, page 733, as amended in Book 8291, page 955, said Register's Office.

4. All matters shown on the Plat of record in Book 6250, page 386, said Register's Office.

This is improved property located at: 4472 South Trace Boulevard, Old Hickory, Tennessee 37138.

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, her successors, heirs, and assigns, forever, and GRANTOR does covenant with the said GRANTEE that he is lawfully seized 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; and GRANTOR does further covenant and bind himself, his heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs, successors and assigns, against the lawful claims of all persons whomsoever.

Mary Anne Hill, the wife of GRANTOR, executes this deed solely for the purpose of quitclaiming and transferring to GRANTEE any interest she may have in the subject property.

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 their hand this 5th day of January, 1995.

John Robert Hill Jr.
John Robert Hill, Jr.

Mary Anne Hill
Mary Anne Hill

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within-named John Robert Hill, Jr., and wife, Mary Anne Hill, the bargainors, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 5th day of January, 1995.

[illegible]
Notary Public

My Commission Expires: 3/22/97

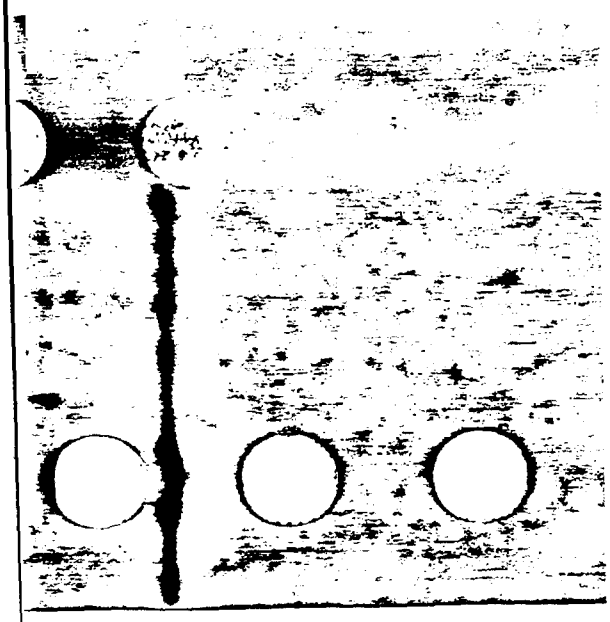
23694
IDENTIF. & REFERENCE

95 JAN -9 AM 9:10
REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

01/09 0101 03CHECK 366-47

Doc\Riddle\GWD



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 9566 PG 729

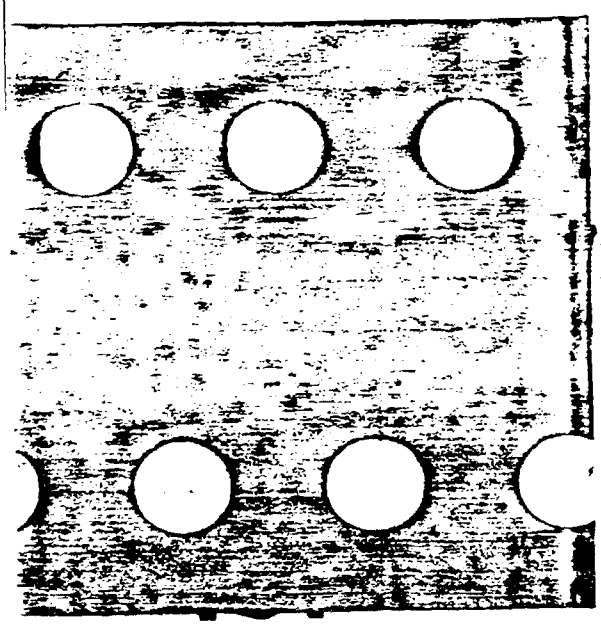
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 96612.57
CON TX 357.47
PRFEE 1.00
WDEED 8.00
TOTAL 366.47
CHECK 366.47

01/09/95 01 09:10 0001 0170

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



23694
IDENTIF. # REFERENCE

95 JAN -9 AM 9:10

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 870031