BOOK 9722 PG 755

STATE OF TENNESSEE 5002-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $35,000.00 JR

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF July 19 95

Notary Public

MY COMMISSION EXPIRES: 1-2-99

NOTARY PUBLIC STATE OF TENNESSEE LARGE

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Sain		83-5-340
(NAME)	(NAME)	
1418 Sumner Avenue	SAME	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37206		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Roy Hunt, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Donald Sain and wife, Bonnie Sain

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:

See Attached

95 JUL -5 PM 4:20
FELIX Z. HUBBARD II REGISTER
DAVIDSON COUNTY, TN.

0076448 IDENTIF. ↑ REFERENCE

This is improved property known as 1418 Sumner Avenue, Nashville, TN 37206

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 his hand this 5th day of July, 19 95.

Roy E. Hunt
Roy Hunt

5002-M

STATE OF TENNESSEE
COUNTY OF Davidson

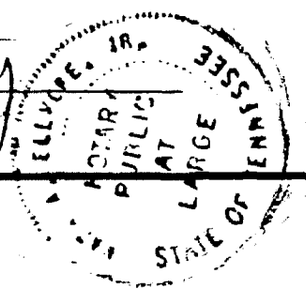
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

Roy Hunt, unmarried

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of July, 1995.

My commission expires 1-26-99

Notary Public



File No.: 5002-M

BOOK 9722 PG 757

ATTACHMENT

Land in Davidson County, Tennessee, being the easterly 5 feet of Lot No. 36 and the westerly 40 feet of Lot 37 on the map of the subdivision of part of theh Weakley Home Place, as of record in Book 421, page 36, Register's Office ffor said County.

Said part of Lots Nos. 36 & 37 front together 45 feet on the south side of Sumner Avenue and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Mrs. Willie E. Baker and Dorothy Hunt, as joint tenants with right of survivorship by deed from Linda G. Tyree, Executrix of the Estate of Ruby A. McDowell, filed of record in Book 6388, page 700, Register's Office for Davidson County, Tennessee.

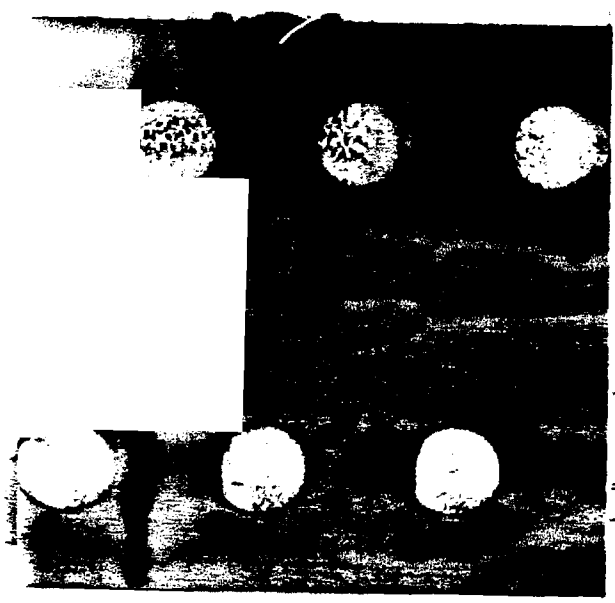
The said Mrs. Willie E. Baker having since deceased leaving Dorothy Hunt as her sole heir and the said Dorothy Hunt now deceased leaving her husband, Roy Hunt as her sole heir.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This instrument was prepared from information furnished by the parties.

Roy Hunt and Roy E. Hunt being one and the same person.

3241 07/05 0101 03CHECK 142.5



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

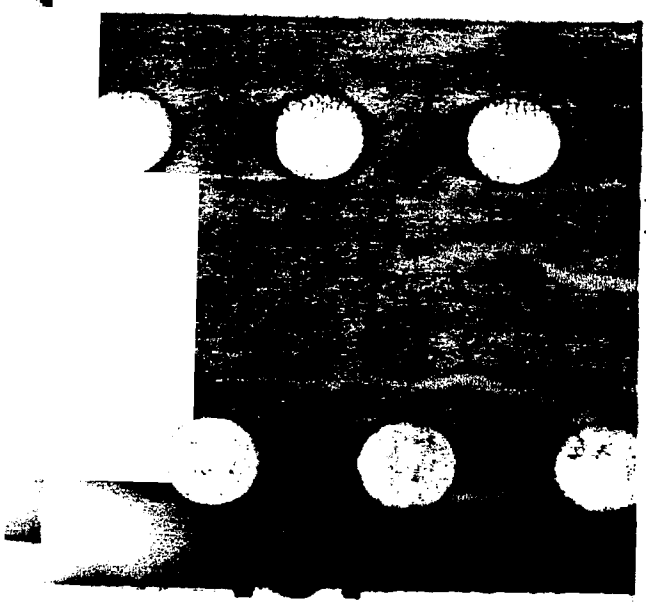
BOOK 9722 PG 758

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 35000.00
CDN TX 129.50
PRFEE 1.00
WDEED 12.00
TOTAL 142.50
CHECK 142.50

07/05/95 01 16:20 0001 8241



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

007648

IDENTIF. ↑ REFERENCE

95 JUL -5 PM 4:20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 927388