BOOK 9826 PG 4

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,487.72

John R. Hawkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF October, 1995.

Jimmy A. Duncan
Notary Public

MY COMMISSION EXPIRES: 11-25-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jimmy A. Duncan, 4904 Charlotte Avenue, Nashville, Tennessee 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John R. Hawkins, Jr.etux	Chemical Mortgage Co.	Map 91-11
(NAME)	(NAME)	
905 Marilyn Road	200 Old Wilson Bridge Rd.	Parcel 167
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209	Worthington, OH 43085-8500	
(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, William T. Judkins, Jr., unmarried and William T. Judkins, III, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John R. Hawkins, Jr and wife, Wanda D. Hawkins

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:

Land in Davidson County, Tennessee, being Lot No. 25 on the p;an of West Park, of record in Book 2331, page 17, Register's Office for said County.

Said Lot No. 25 fronts 46.5 feet on the southeasterly margin of Marilyn Road and extends back 150 feet on the northeasterly line and 152.1 feet on the southwesterly line to a dead line in the rear, measuring 57.2 feet thereon.

Being the same property conveyed to William T. Judkins, Jr., unmarried and William T. Judkins, III, unmarried, from James H. Cobb and wife, Kathy J. Burton of record in Book 9147, Page 701, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2399, page 441, said Register's Office, and to the Matters set forth in the above referenced plan of record.

This conveyance is subject to taxes for the year 1995 and subsequent years, easements and restrictive covenants of record and it is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Bood 7158, page 49, Register's Office for Davidson County, Tennessee

This is unimproved ( ) improved (X) property, known as 905 Marilyn Road, Nashville, Tennessee 37209
(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 hands this 11th day of October, 1995

William T. Judkins Jr.

Wm. T. Judkins III

STATE OF TENNESSEE
Davidson County

BOOK 9826 PG 5

Personally appeared before me, Jimmy A. Duncan, a Notary Public in and for said County and State, the within named William T. Judkins, Jr., unmarried

William T. Judkins, III, unmarried

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of October, 19 95.

Jimmy A. Duncan Notary Public

Commission Expires 11-25-95

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

William T. Judkins, Jr.and

William T. Judkins, III

TO

John R. Hawkins and wife,

Wanda D. Hawkins

PICK-UP

6041 10/12 0101 03CHECK 140.31

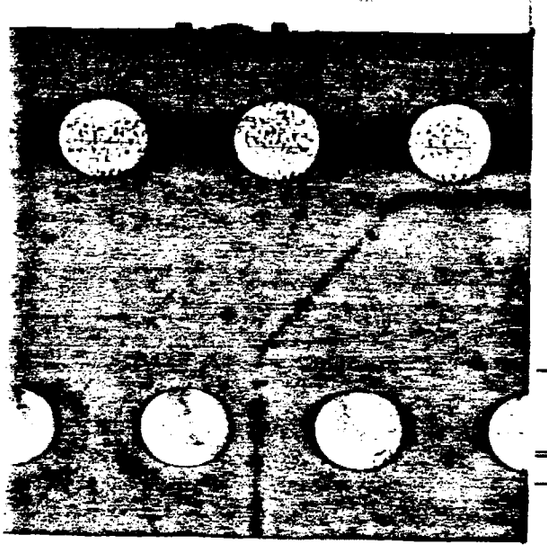
Attorneys Title Company
Titles Guaranteed

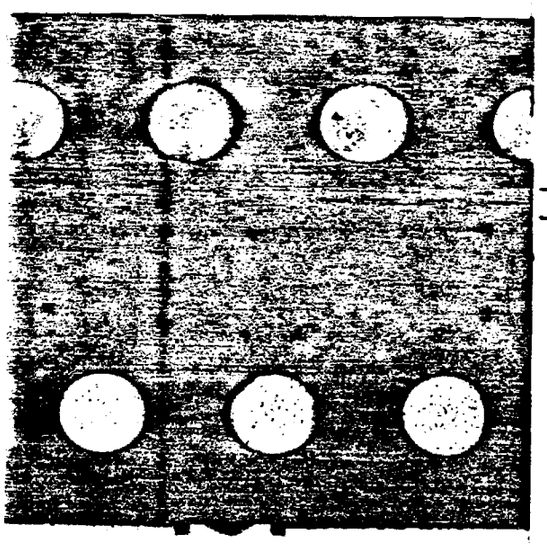
NASHVILLE, TENN.

95 OCT 12 PM 12:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

011513

IDENTIF. & REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9826 PG 6

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	35487.72
CON TX	131.31
PRFEE	1.00
WDEED	8.00
TOTAL	140.31
CHECK	140.31

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/12/95 01 1:33 0001 6041

01115'13
IDENTIF. ↑ REFERENCE

95 OCT 12 PM 12:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 964794