THIS INSTRUMENT PREPARED BY:
Ronald G. Turner, Attorney at Law
Suite 350
2021 Richard Jones Road
Nashville, Tennessee 37215-2874

WARRANTY DEED

BOOK 10050 PG 529

| Name & Address of Property Owner: | Name & Address of Entity Responsible for Payment of Real Property Taxes: | Map-Parcel No. |
|---|---|---|
| Jack Hawiger<br>Joanna Hawiger<br>1836 Laurel Ridge Drive<br>Nashville, Tennessee 37215-4809 | Same | FH 21420<br>145-06-028 |

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Walter M. Williams, Jr., unmarried ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto Jack Hawiger and wife, Joanna Hawiger ("Grantees"), Grantees' heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit "A" which is attached hereto and incorporated herein by reference (the "Property").

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

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or fair market value, whichever is greater, for this transfer is $295,000.00.

AFFIANT

Subscribed and sworn to before me this the 15th day of May, 1996.

NOTARY PUBLIC

My Commission expires: 7-24-99.

BOOK 10050 PG 530

This is improved property located at 1836 Laurel Ridge Drive, Tennessee 37215-4809.

And Grantor covenants with Grantees that the Property is free from all encumbrances made or suffered by Grantor, except real estate taxes for 1996, which have been prorated between Grantor and Grantees as of this date.

And Grantor does further covenant and bind himself, to warrant and forever defend the title to the Property to said Grantees, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 15 day of May, 1996.

WALTER M. WILLIAMS, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald G. Turner of said County, Walter M. Williams, Jr., the within named 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, at office, this 15th day of May, 1996.

NOTARY PUBLIC

My Commission expires: 7-24-99.

S0637/01

EXHIBIT "A"

BOOK 10050 PG 531

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Laurel Ridge, Section 3, as of record in Book 3600, Page 9, Register's Office for Davidson County, Tennessee.

Said Lot No. 35 fronts 286.9 feet on the northwesterly side of Laurel Ridge Drive and extends back 349.1 feet on the northeasterly line and 297.8 feet on the southwesterly line to a dead line, measuring 42 feet thereon.

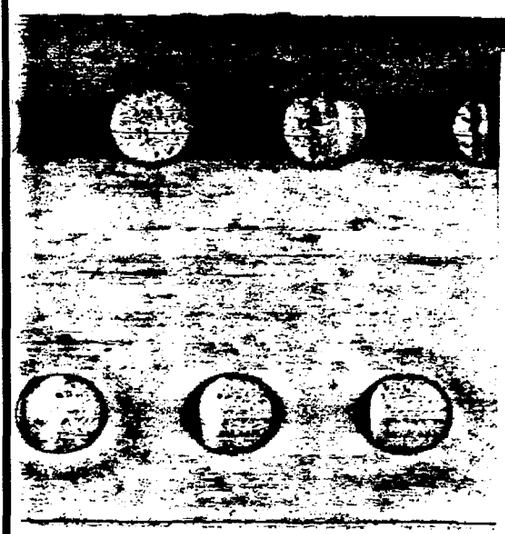
Being the same property conveyed to Walter M. Williams, Jr. and wife, Carolyn B. Williams, by Deed from A. & N. Development Corporation of record in Book 3871, Page 815, said Register's Office, the said Carolyn B. Williams now being deceased.

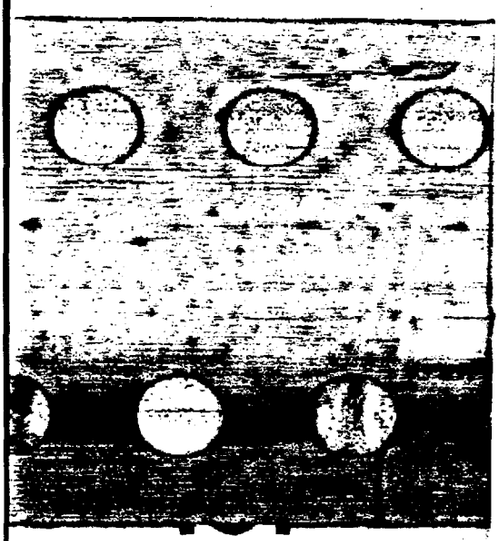
018849

IDENTIFICATION REFERENCE

PICK-UP

S0637/02





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

RECEIVED OF _____

FOR _____

BOOK 10050 PG 532

| | | |
|---|---|---|
| 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
295000.00
CON TX 1091.50
PRFEE 1.00
WDEED 12.00
TOTAL 1104.50
CHECK 1104.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1737

0181849
IDENTIF. ↑ REFERENCE

95 MAY 15 PM 12:03

JAMES SOUTER, REGISTER
DAVIDSON COUNTY, TN.

**No.** 1039703