BOOK 10155 PG 883

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 19 96

Notary Public

MY COMMISSION EXPIRES: 10/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul S. Rothwell, Sr. (NAME)	Same as New Owner (NAME)	3DZ 8767
2407 Springview Drive (ADDRESS)	(ADDRESS)	95-11-129
Nashville, TN (CITY) (STATE) (ZIP)	(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, Peggy Hix Emmons and Ruth Hix Hall and Billy Charles Hix, being the only heirs-at-law of Estelle T. Hix, deceased,
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul S. Rothwell, Sr. and wife, Nina C. Rothwell

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, Tennesee, being Lot No. 14 on the Map of Merry Oaks, Section II, as of record in Book 2133, page 8, Register's Office for said County.

Said Lot No. 14 fronts 72 feet on the south side of Springview Drive and runs back between lines, 196 feet on the west line and 227.6 feet on the east line to a dead line in the rear on which it measures 130 feet.

Being the same property conveyed to G. Harrison Hix and wife, Estelle T. Hix, by deed from J. W. Butts and E. C. Vinson, of record in Book 2204, page 413, Register's Office for Davidson County, Tennessee. The said Estelle T. Hix having since died intestate, with the said G. Harrison Hix having predeceased her. The said Peggy Hix Emmons, Ruth Hix Hall, and Billy Charles Hix being the only heirs-at-law of Estelle T. Hix, deceased.

96 AUG 14 AM 9:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

02114292
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 2407 Springview Drive, Nashville, TN
(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 96

Peggy Hix Emmons

Billy Charles Hix

Ruth Hix Hall

BOOK 10155 PG 884

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 Peggy Hix Emmons and [illegible] Hix Hall and Billy Charles Hix

the bargainor s, 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 Goodlettsville, Tennessee, this 1st day of August, 19 96.

Commission expires 11/28/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

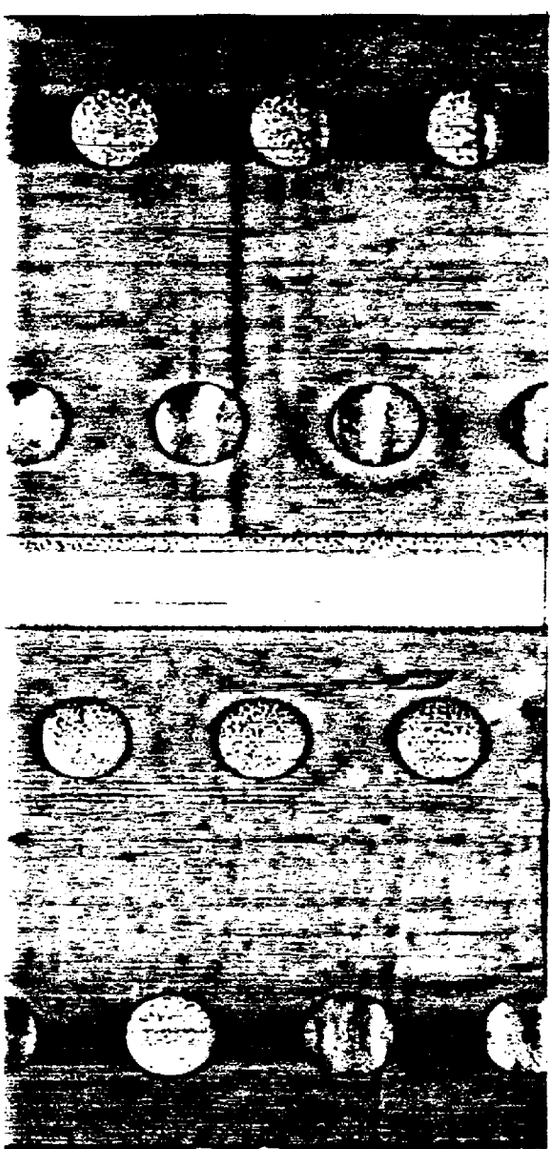
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

6769 08/14 0101 03CHECK 268.00



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

RECEIVED OF _____

FOR _____ BOOK 10155 PG 885

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 70000.00
				CON TX 259.00
				PRFEE 1.00
				MDEED 8.00
				TOTAL 268.00
				CHECK 268.00
			08/14/96 01	09:10 0001 6769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02 14292
IDENTIF. ↑ REFERENCE

96 AUG 14 AM 9:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1019347