FILE BOX 51-A

File 14191

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

BOOK 10225 PG 683

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAVID H. VAN HOOSER	NEW OWNER	131=14
(NAME)	(NAME)	
1320 Hildreth Drive		85
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		16DA37342
(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, CHARLES W. DUNN AND WIFE, HARRIET L. DUNN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID H. VAN HOOSER AND JOAN W. NADEAU, both unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 351 on the Plan of Seven Hills Section 8, as of record in Plat Book 3300, page 14, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Charles W. Dunn and wife, Harriet L. Dunn by deed from John C. Jeffords, Jr., a single person of record in Book 7348, page 28, said Register's Office.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and paid by the Seller; and (2) All matters appearing on the Plan of record in Plat Book 3300, page 14, said Register's Office.

IDENTIF. & REFERENCE 0236197

96 OCT 15 AM 10:45

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is improved (XX) property, known as 1320 Hildreth Drive, Nashville, Tennessee 37215
unimproved ( )

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 10th day of October, 19 96

Charles W. Dunn
CHARLES W. DUNN

Harriet L. Dunn
HARRIET L. DUNN

BOOK 10225 PG 684

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES W. DUNN AND WIFE, HARRIET L. DUNN

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 10th day of October 1996

My commission expires 11/20/96 Notary Public

STATE OF _____
COUNTY OF _____

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

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 262,000.00

David H. Van Hooser
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF October 1996

MY COMMISSION EXPIRES: JUNE 19, 1999 (AFFIX SEAL)

Notary Public

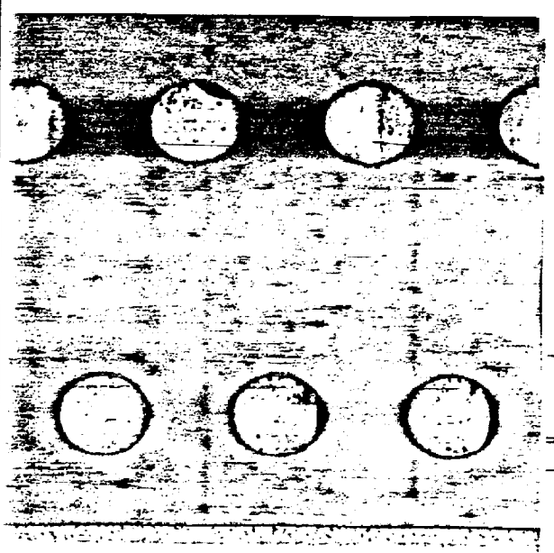
WARRANTY DEED

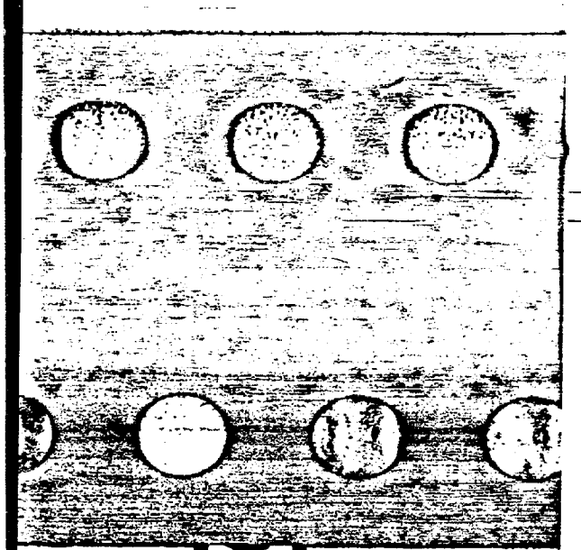
FROM CHARLES W. DUNN AND WIFE, HARRIET L. DUNN

TO DAVID H. VAN HOOSER AND JOAN W. NADEAN

0111 10/15 0101 03CHECK 978.40

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 10225 PG 685

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 262000.00
				CON TX 969.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 978.40
				CHECK 978.40
10/15/96	01			10:46 0001 0111

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0236197
IDENTIF. # REFERENCE

96 OCT 15 AM 10:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY

№ 1077153

No. [redacted]