This instrument prepared by:
SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road
Goodlettsville, TN 37072
(615) 859-8450

BOOK 10227 PG 79

File #: 96-2002

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

Kathern U. Tackett, unmarried

hereinafter called GRANTOR(S), have bargained and sold, and by these presents do hereby transfer and convey unto Paul E. Hufford and Mary Ann Hufford, husband and wife

hereinafter called GRANTEE(S), their Heirs and Assigns, a certain tract or parcel of land, together will all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

Being part of Lot No. 5 of Block "F" in East Lawn Subdivision to Nashville, a plan of which is of record in Book 547, page 153-154, Register's Office for Davidson County, Tennessee. Having heretofore conveyed a triangular portion of Lot No. 5 on the west side to W.T. Davis and wife, Ethel Davis. The purpose of this conveyance is to transfer the remainder of said Lot No. 5 which fronts 50 feet on th easterly margin of Circle Drive and runs back approximately 150 feet on the north side to a stake placed there by W. T. Davis and J.L. McMurtry to mark the corner of the division of Lot No. 5 between W.T. Davis and J.L. McMurtry and thence running in a southerly direction approximately 50 feet to a stake placed thereby the said J.L. McMurtry on the east line of Lot No. 5 and at a point about 8 feet from the southeast corner of said lot and thence westerly about 155.75 feet to the easterly margin of Circle Drive.

023673 I IDENTIFICATION REFERENCE

96 OCT 16 PM 2:35 REGISTER DAVIDSON COUNTY, TN

0661 10/16 0101 03CHECK 288.72

BEING the same property conveyed to GRANTOR(S) by deed recorded in _____ Book 8895 at page 691, Register's Office for said County, Tennessee.

PROPERTY ADDRESS: 1120 Circle Drive, Madison, TN 37115

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns, in fee simple forever.

SAID CONVEYANCE IS MADE SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1996 and subsequent years.

THE SAID GRANTOR(S) does/do hereby covenant with the said GRANTEE(S) that he/she/they is\are lawfully seized in fee simple of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the title and quiet possession thereto he/she/they will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her/them no further or otherwise.

IN WITNESS THEREOF, the undersigned have set his/her/their hand and sell on this 11th day of October, 19 96.

Kathern U. Tackett

Kathern U. Tackett

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State of Tennessee
County of Davidson

On this 11th day of October, 19 96, before me, a Notary Public in and for said State and County, personally appeared Kathern U. Tackett with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19 ____, before me, a Notary Public in and for said State and County, personally appeared _____ with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they is the _____ of _____, a the within named bargainor, a corporation/partnership/joint venture and as such _____, executed the foregoing instrument for the purposes therein contained on behalf of said bargainor.

Witness my hand and officious seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 75,600.00

Paul C. Hufford
AFFIANT

Subscribed and sworn to before me, this the 11th day of October, 1996.

My Commission Expires:
January 26, 1997

Kenneth C. Kant Notary Public

MAP AND PARCEL #: 043-01-0 049.00

ADDRESS OF NEW OWNER:	*SEND TAX BILLS TO:*
Paul E. Hufford	Community Mortgage Corporation
1120 Circle Drive	142 Timber Creek Drive
Madison, TN 37115	Cordova, TN 38018

SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road, Goodlettsville, TN 37072



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

RECEIVED OF _____

FOR _____

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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	75600.00
CON TX	279.72
PRFEE	1.00
WDEED	8.00
TOTAL	288.72
CHECK	288.72

10/16/96 01 14:38 0001 0661

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0236731
IDENTIF. & REFERENCE

96 OCT 16 PM 2:36
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

№ 1077696

No. [redacted]