ADDRESS NEW OWNER:

Tommie W. Hoggatt
4117 Kings Lane
Nashville, Tennessee 37218

SEND TAX BILLS TO:

SAME

Bk 30

MAP: 58-14; *PARCEL:* 71; *TRACT:* 147-A

WARRANTY DEED

BOOK 10257 PG 277

For and in consideration of the sum of Ten ($10) Dollars, cash in hand paid, and good and valuable considerations, receipt of which is hereby acknowledged, **ENCHANTED HILLS, INC.**, herein the **GRANTOR**, has bargained and sold, and by these presents does transfer and convey unto the said **TOMMIE W. HOGGATT**, the **GRANTEE** herein, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the First Councilmanic District, Metropolitan Nashville, Davidson County, Tennessee, being a part of Parcel 71 on Tax Map 58-14 and being more particularly described as follows:

Beginning at an iron pin set on the southerly right-of-way line of Kings Lane, being the northwesterly corner of Lot No. 147 Enchanted Hills, Section 4, as of record in Book 3842, page 112, Register's Office of Davidson County, Tennessee (R.O.D.C.); thence,

1. With the westerly line of Lots 147, 146 and 145, S2 degrees, 18'W, 408.29 feet to an iron pin set; thence,

2. N86 degrees 46'W, 54.00 feet to an iron pin set in Parcel 71; thence,

3. With a line severing Parcel 71, N2 degrees 18'E, 405.43 feet to an iron pin set on the south right-of-way line of Kings Lane; thence,

4. With said right-of-way line, S89 degrees 45'E, 54.03 feet to the point of beginning and containing 21,967 square feet.

Being a part of the same property conveyed to Enchanted Hills, Inc. by deed recorded in Book 4049, page 449, R.O.D.C., Tennessee.

This is part of the improved property known as 4117 Kings Lane, Nashville, Tennessee 37218.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEES that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right

to convey it, and the same is unencumbered, unless otherwise herein set out. And GRANTOR further covenants and binds itself and its 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.

WHENEVER 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 my hand this 18 day of July, 1996.

SELLER: **ENCHANTED HILLS, INC.**

By Marshall H. Ragan
Marshall H. Ragan
President

BOOK 10257 PG 278

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared MARSHALL H. RAGAN, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of ENCHANTED HILLS, INC., the within named bargainor, a corporation, and that MARSHALL H. RAGAN, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said MARSHALL H. RAGAN, as such President.

WITNESS my hand and official seal, at office in Nashville, Tennessee, this 18th day of July, 1996.

Bobbie M. Daniels
NOTARY PUBLIC

BOBBIE M. DANIELS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 5/23/98

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) ~~is~~ $5,000.00.

AFFIANT

SWORN to and subscribed before me, this 18th day of July, 1996.

NOTARY PUBLIC

My commission expires: 3/25/00

THIS INSTRUMENT PREPARED BY:

Julian W. Blackshear, Jr.
Attorney at Law
Fifth Floor, 208 Third Avenue, North
Nashville, Tennessee 37201

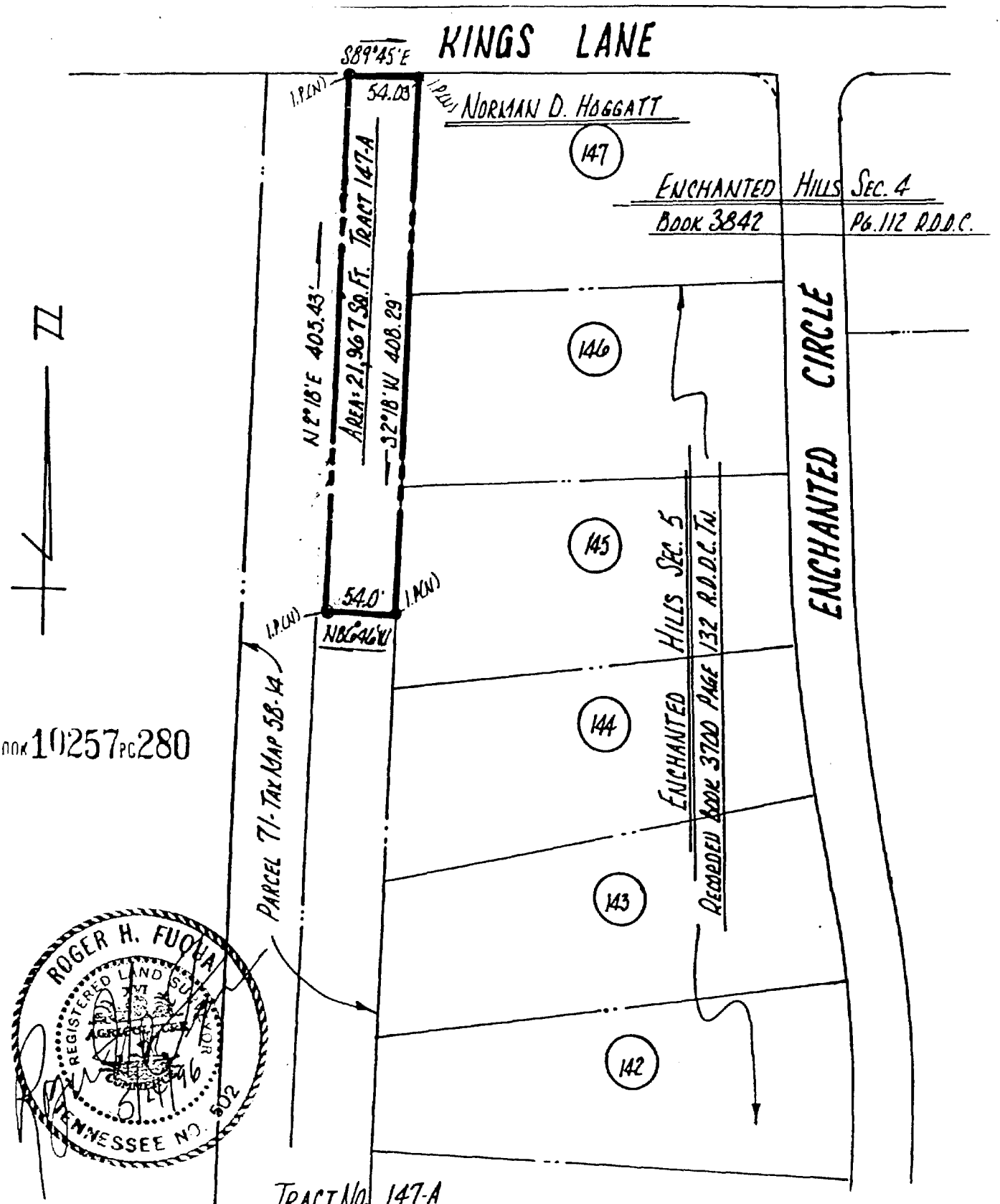
BOOK 10257 PG 279

c:mw:\deeds\WDHoggat

0245919
IDENTIF. & REFERENCE

96 NOV 12 PM 1:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0591 11/12 0101 03CHECK 35.50



ROGER H. FUQUA
REGISTERED LAND SURVEYOR
5-24-96
TENNESSEE NO. 502

BOOK 10257 PG 280

TRACT NO. 147-A

BOUNDARY SURVEY OF A TRACT TO BE CONVEYED TO NORMAN D. HOGGATT

A PART OF PARCEL 71 TAX MAP 58-14 METRO. NASHVILLE-DAVIDSON CO. TN.

SCALE: 1" = 100'

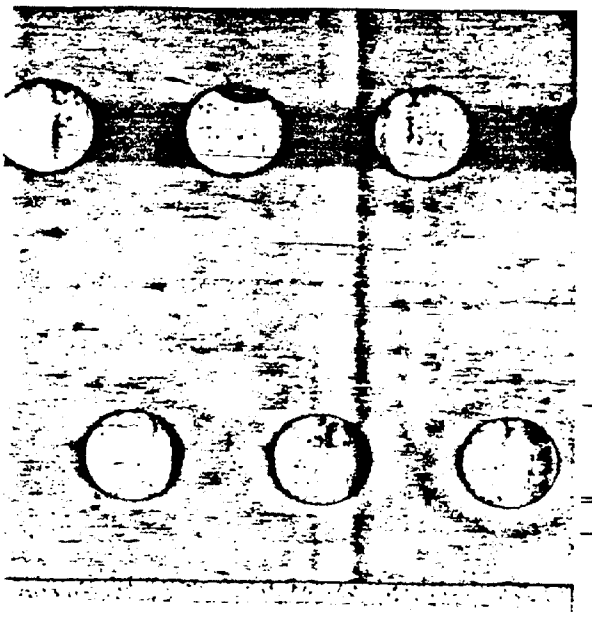
76-005

~~MAY 24, 1996~~

JULY 8, 1996

RAGAN-SMITH-ASSOC. INC.
315 WOODLAND ST.
NASHVILLE, TENN. 37206

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

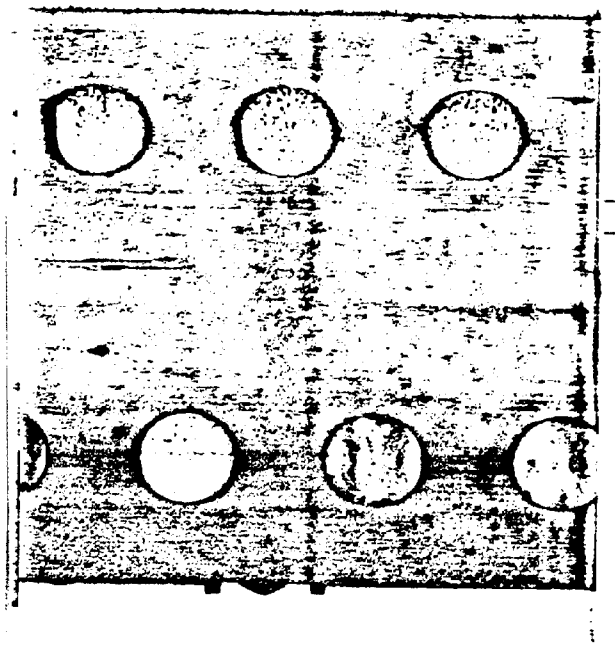
RECEIVED OF _____

FOR _____

BOOK 10257 PG 281

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	5000.00
CON TX	18.50
PRFEE	1.00
WDEED	16.00
TOTAL	35.50
CHECK	35.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 0591

0245919
IDENTIF. # REFERENCE

96 NOV 12 PM 1:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1087486