# WARRANTY DEED

STATE OF TENNESSEE FILED 10353 PG 860

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF February 19 97

Mary P. Whitworth
Notary Public

MARY P. WHITWORTH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 24, 1999

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

MRD

**THIS INSTRUMENT WAS PREPARED BY**

Steven G. Waters, Attorney, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Volunteer Investments, Inc. (NAME) | Same as new owner (NAME) | 042-14-0 015.00 |
| 1221 Dalemere Drive (ADDRESS) | (ADDRESS) | 11D 10080 |
| Nashville, TN 37207 (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, Estate of Sarah Kathryn Hinton, David V. Hinton, Executor and Devisee, William Charles Hinton, Devisee and Raymond Edward Hinton, Devisee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Volunteer Investments, Inc.

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:

CERTAIN tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 61 on the Plan of Sherry Heights, Section III, as of record in Book 2331, pages 126 and 127, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Vincent E. Hinton and wife, Sarah K. Hinton by deed from Wilma Goldstein Goldbert, Alan Bubis and Reynold Bubis of record in Book 2651, page 305, Register's Office, Davidson County, Tennessee. The said Vincent E. Hinton predeceased his wife, the said Sarah K. Hinton, who has since died testate devising said property to David V. Hinton, William Charles Hinton and Raymond Edward Hinton. The Last Will & Testament of Sarah Kathryn Hinton of record in Probate Court Clerks Office for Davidson County, Tennessee. (96P-887) Sarah K. Hinton and Sarah Kathryn Hinton are one and the same person.

Subject to an easement of record in Book 6218, page 89, said Register's Office.

9655 02/25 0101 03CHECK 97.80

unimproved ( X )
This is improved ( ) property, known as Lot 61, Tuckahoe Drive, Madison, TN 37115
(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 my hand 5 this _____ day of February 19 97

Estate of Sarah Kathryn Hinton
By: David V. Hinton, Executor Devisee
David V. Hinton, Executor and Devisee

William Charles Hinton Raymond Edward Hinton
William Charles Hinton, Devisee Raymond Edward Hinton, Devisee

BK/ 10353 PG 861

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 Estate of Sarah Kathryn Hinton David V. Hinton, Executor and Devisee, the 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 and official seal at Goodlettsville, Tennessee, this 24th day of February, 19 97.

Commission expires

Mary P. Whitwell
Notary Public

My Commission Expires JULY 24, 1999

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

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Charles Hinton, Devisee for the Estate of Sarah Kathryn Hinton, the bargainor(s), 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 and official seal at Nashville, Tennessee, this 24th day of February, 1997.

Mary P. Whitwell
Notary Public

My Commission Expires: My Commission Expires JULY 24, 1999

STATE OF TENNESSEE
COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Raymond Edward Hinton, Devisee for the Estate of Sarah Kathryn Hinton, the bargainor(s), 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 and official seal at Clarksville, Tennessee, this 21 day of February, 1997.

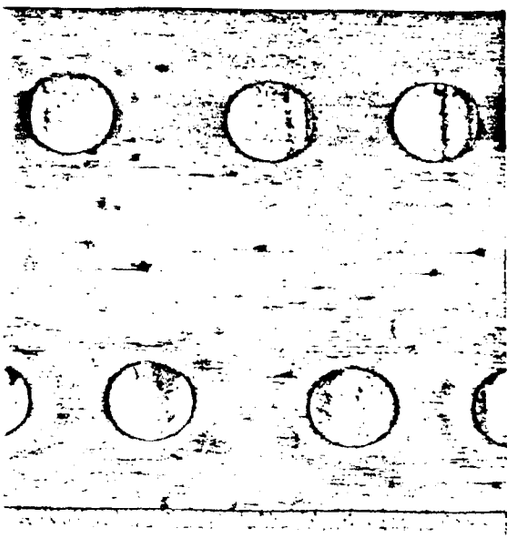
Cindy Appleton
Notary Public

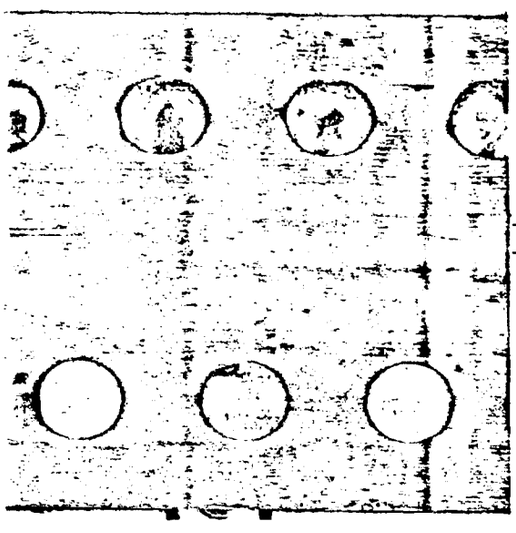
My Commission Expires: 3-11-97

IDENTIF. & REFERENCE

0276097

97 FEB 25 AM 10:39





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

RECEIVED OF _____

FOR _____

BOOK 10353 PG 862

| | | |
|---|---|---|
| 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 24000.00 |
| | | | | CON TX 88.80 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 97.80 |
| | | | | CHECK 97.80 |
| 02/25/97 | | 01 | | 10:41 0001 9655 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02760097
IDENTIF. ↑ REFERENCE

97 FEB 25 AM 10:39

REGISTER
DAVIDSON COUNTY, TN.

No. 1120085