Dex 17

WARRANTY DEED

BOOK 10441 PG 855

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Richard G. Rhea
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April 19 97

Laurie A. Beasley
Notary Public

MY COMMISSION EXPIRES: 12/28/97

(AFFIX SEAL)

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ricky L. Hudson (NAME)	same (NAME)	MAP 105-12
1701 Nolensville Road (ADDRESS)	(ADDRESS)	PARCEL 18
Nashville, TN 37210 (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, Richard G. Rhea and Martha M. Rhea

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ricky L. Hudson and wife, Jacquelyn K. Hudson

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:

Property lying in Davidson County, Tennessee, and bounded on the north by Moore Avenue and property belonging to United Construction, of record in Deed Book 8474, page 706; bounded on the east by 4th Avenue South, on the south by property belonging to M. Brewer of record in Deed Book 9347, page 169, and on the west by a ten foot (10') alley and more specifically described as follows:

Beginning on an iron pin on the west margin of 4th Avenue South at a point 77.55 feet south of the intersection of Moore Avenue and 4th Avenue South; thence South 55 deg. 25' 55" West, 144.54 feet to an iron pin in the east margin of a ten (10) foot alley; thence with said alley North 35 deg. 00' 00" West, 70.00 feet to an iron pin; thence North 27 deg. 14' 14" East, 107.78 feet to an iron pin on the south margin of Moore Avenue; thence with said avenue, South 84 deg. 43' 50" East, 50.18 feet to an iron point, thence around a curve to the right, 32.70 feet to a point, said curve having a radius of 36.32 feet; thence South 33 deg. 08' 19" East, 60.00 feet to an iron pin and containing 14,091.41 sq. feet according to a survey by Galyon W. Northcutt, TN RLS #1529, dated April 15, 1997.

Being the same property conveyed to Richard G. Rhea and wife Martha M. Rhea by deed from Earl C. Shacklett and wife, helen B. Shacklett of record in Book 5361, page 404, Register's Office for Davidson County, TN.

CONTINUED

unimproved ( )
This is improved (X) property, known as 1701 Nolensville Road, Nashville, TN 37210
(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 30th day of April, 19 97

Richard G. Rhea

Richard G. Rhea

Martha M. Rhea

Martha M. Rhea

BOOK 10441 PG 856

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 Richard G. Rhea and Martha M. Rhea

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 Nashville, Tennessee, this 10th day of April 19 97.

Commission expires 11/22/97

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Laura A. Beasley
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

LEGAL DESCRIPTION CONTINUATION

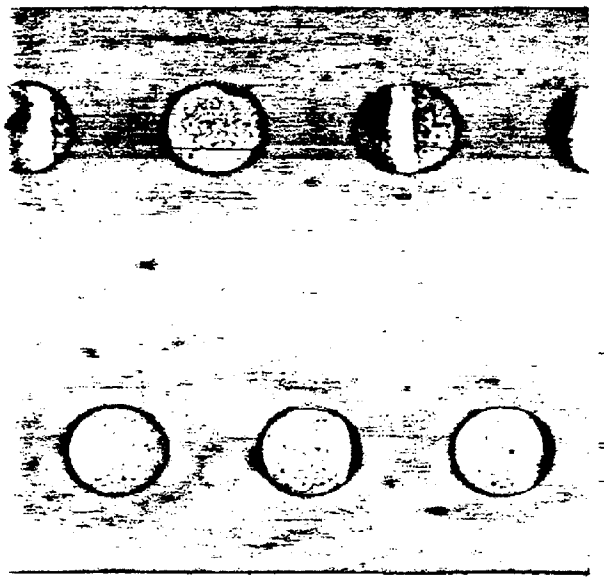
This conveyance is subject to any and all existing easements of record.

Taxes for the year 1997 are prorated and assumed by the Grantee(s) herein.

BOOK 10441 PG 857

7041 05/05 0101 03CHECK 660.50

97 MAY -5 PM 12:29



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10441 PG 858

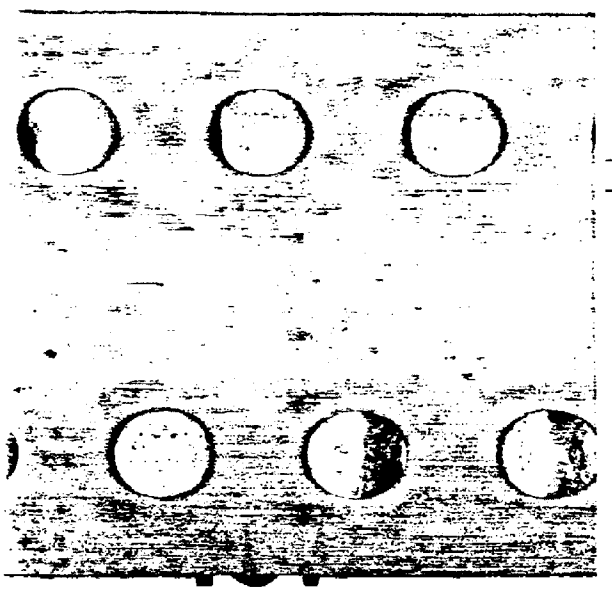
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
175000.00
CON TX 647.50
PRFEE 1.00
WDEED 12.00
TOTAL 660.50
CHECK 660.50

05/05/97 01 12:32 0001 7041

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03012911

IDENTIFICATION

97 MAY -5 PM 12:29

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1147111