BOOK 10708 PG 200

56

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 87,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 97

Notary Public

MY COMMISSION EXPIRES: 12-30-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee. 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	WILLMAR PARCEL NUMBERS
Brian D. Parker	SAME	MAP 83-8
(NAME)	(NAME)	
2416 Eastland Avenue		PARCEL 47
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206		
(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, Dalton Reb Hughes and wife, Sandra Lee Hughes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brian D. Parker

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:

LAND in Davidson County, Tennessee being Lot No. 22 on the Plan of Eastland Acres, Section I, as of record in Book 2133, pae 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 80 feet on the south side of Eastland Avenue and extends back 193.3 feet on the west line and 215.5 feet on the east line, to a dead line in the rear on which it measures 83.1 feet.

Being the same property conveyed to Dalton Reb Hughes and Sandra Lee Hughes by deed from Michael Edward Walker and wife, Sherry Tidwell Walker of record in Book 5306, page 760, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Plan of record in Book 2133, page 102, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

Subject to Department of Codes Permite of record in Book 6357, page 514, said Register's Office.

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

This is improved (X) property, known as 2416 Eastland Avenue, Nashville, Tennessee 37206
unimproved ( )
(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 26th day of November 19 97

Dalton Reb Hughes

Sandra Lee Hughes

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dalton Reb Hughes and wife, Sandra Lee Hughes

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 Franklin, Tennessee, this 26th day of November 19 97.

Commission expires 11-30-98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, 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

DONALD R. BARRETT JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

037543?

IDENTIFICATION

97 DEC -4 AM 9:07

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7068 12/04 0101 03CHECK 331.83

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 10708 PG 202

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	87250.00
CON TX	322.83
M RELS	1.00
ERR: CO	
M RELS	1.00-
PRFEE	1.00
	0.00
TOTAL	323.83
CHECK	323.83

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/04/97 01 09:11 0001 7068

037643 IDENTIFICATION NUMBER

97 DEC -4 AM 9:08

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TN.

No. 1227889