BK 10769 PG 676

[STATE OF TENNESSEE:
[COUNTY OF DAVIDSON:
[The actual consideration of value
[whichever is greater, for this transfer
[is $ 160,000.00 .
[
[Robert M. Hall
[AFFIANT
[Sworn to and subscribed before me this
[26th day of January, 1998.
[
[Barry L. Roberts
[NOTARY PUBLIC
[My Commission Expires: 5/31/01

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

WARRANTY DEED

THIS INSTRUMENT PREPARED BY;
LARRY L. ROBERTS, Attorney at Law, 627 Second Avenue, South., Nashville, Tennessee 37210 Telephone: 244-6438

ADDRESS OF NEW OWNER	SEND TAX BILLS	MAP-PARCEL
ROBERT M. AND JANICE M. HALL 1006 BATTERY LANE NASHVILLE, TENNESSEE 37220	SAME	132-09-0- 023.00

For and in consideration of the sum of One ($1.00) dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, WE, DONNIE HAWKINS AND WIFE, BETTY MEADOWS HAWKINS, have bargained and sold, and by these presents do transfer and convey unto ROBERT M. HALL AND WIFE, JANICE M. HALL, hereinafter called the Grantees, their heirs and assigns forever, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> A tract of land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, near Glendale Park, and being known as part of Lot No. 28 on the unrecorded subdivision of Zonaida Place, described according to a survey made by George W. Watkins, Surveyor, March 21, 1952, as follows:
>
> Beginning in the center line of Battery Lane at the southwest corner of the property conveyed to Owen A. Allen and wife, by deed from W. G. Hirsig and wife, of record in Book 628, page 279, Register's Office for said county, said point being 216 feet west of the center line of Leland Lane; thence with said Allen's westerly line, north 3 deg. 15 min. east 407 feet to an iron pin; thence westwardly 107 feet to an iron pin; thence south 3 deg. 15 min. west 407 feet to the center line of said Battery Lane; thence with the center of same, eastwardly 107 feet to the beginning.
>
> Being the same property conveyed to Donnie Hawkins and wife, Betty Hawkins, by deed from Mary Sue Tucker and Betty Ann Tucker Meadows of record in Book 9866, page 347, Register's office for Davidson County, Tennessee.

This is improved property known as 1006 Battery Lane, Nashville, Tennessee 37220.

Property taxes for 1997 and 1998 have been assumed and will be paid by the Grantees, ROBERT M. HALL AND JANICE M. HALL.

Taxes for 1997 will be paid from the proceeds of this conveyance within five (5) days from the date of recording hereof.

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 thereof, that we have a good and valid right to convey the same, and the same is unencumbered, except for property taxes for 1997 and 1998, which taxes will be assumed by the Grantees. We do further covenant and bind ourselves, our heirs and our 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.

WITNESS OUR HAND this 22 day of January, 1998.

Donnie Hawkins
DONNIE HAWKINS
GRANTOR

Betty Hawkins
BETTY HAWKINS
GRANTOR

BOOK 10769 PG 677

STATE OF FLORIDA :
COUNTY OF ESCAMBIA :

Personally appeared before me, the undersigned authority, a notary public in and for the said state and county, the aforenamed DONNIE HAWKINS AND WIFE, BETTY HAWKINS, both known personally to me, who, upon their oaths, stated they have executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and official seal at PENSACOLA, FLORIDA, this 22ND day of JANUARY, 1998.

Linda S. Parker
NOTARY PUBLIC

My Commission Expires: _____.

NOTARY PUBLIC STATE OF FLORIDA
Linda S Parker
My Commission CC586794
Expires Sep 19, 2000

0393915
IDENTIF. & REFERENCE

98 JAN 27 AM 9:53
FELIX [illegible] CLERK OF CIRCUIT COURT
DAVID [illegible] ESCAMBIA CNTY, FL

6139 01/27 0101 03CHECK 601.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10769 PG 678

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 160000.00

CON TX 592.00

PRFEE 1.00

WDEED 8.00

TOTAL 601.00

CHECK 601.00

01/27/98 01 09:55 0001 6139

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0393915

IDENTIFICATION REFERENCE

98 JAN 27 AM 9:53

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

No. 1246734