10779 pg 783

File in Box No. 19 B

WARRANTY DEED

STATE OF TENNESSEE #98-1-54-B
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

James N. Huggins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January 19 98

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
JAMES N. HUGGINS	FIRST REPUBLIC MORTGAGE CORPORATION	MAP 147-12
(NAME)	(NAME)	
363 Haywood Lane	3212 West End Avenue, Suite 500	PARCEL 040
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37203	FB #05DU-45707
(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, HAROLD W. HARR AND WIFE, JANE ANN HARR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES N. HUGGINS AND WIFE, REGINA W. HUGGINS

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 the 5th Civil District of Davidson County, Tennessee, being Lot No. 24 on the unrecorded plan of H. E. Bernal's "Haywood Heights" Subdivision, and described according to a survey made by George W. Watkins, Surveyor, in April, 1950, as follows:

BEGINNING at a point in the center of Haywood Lane, at the corner of Lots Nos. 23 and 24; thence, with the line between said Lots, South 4 degrees 10 minutes East 1045.2 feet to a point; thence, North 89 degrees West 140 feet to a point, the corner of Lot No. 24 and the southeast corner of a 15.8 acre tract shown on said plan; thence, North 4 degrees 30 minutes West 1055.4 feet to the center line of Haywood Lane; thence, with the center line of the same, easterly 150 feet to the point of BEGINNING.

BEING the same property conveyed to Harold W. Harr, single, by Deed from James E. Pierce and wife, Kathryn R. Pierce, of record in Book 4122, Page 47, Register's Office for Davidson County, Tennessee. Said property was further conveyed to Harold W. Harr and wife, Jane Ann Harr, as tenants by the entirety, by Quitclaim Deed of record in Book 6816, Page 764, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 1815,

CONTINUED

unimproved ( )
This is improved (X) property, known as 363 Haywood Lane, Nashville, TN 37211
(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 January 1998

Harold W. Harr
HAROLD W. HARR

Jane Ann Harr
JANE ANN HARR

DCTN01WC

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 HAROLD W. HARR AND WIFE, JANE ANN HARR

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 Brentwood, Tennessee, this 30th day of January 19 98.

Commission expires July 24, 1999

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 10779 785

Page 32, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

0396605

IDENTIF. # REFERENCE

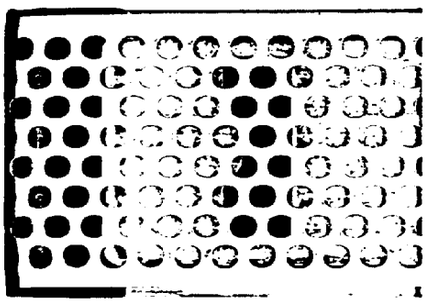
93 FEB -3 PM 12:27

9012 02/03 0101 03CHECK 660-50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10779 PG 786

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

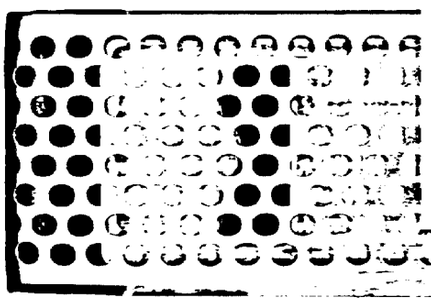
CAMT 175000.00
CON TX 647.50
PRFEE 1.00
WDEED 12.00
TOTAL 660.50
CHECK 660.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 9012

0396605
IDENTIF. & REFERENCE

98 FEB -3 PM 12:27

REGISTER
DAVIDSON COUNTY, TN.



No. 1249575