BOOK 11194 PAGE 75

SUE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 5/25/2000

(AFFIX SEAL)

DAVIDSON COUNTY, TENN. NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rudolph Hunt	Owner	MAP 73-8
(NAME)	(NAME)	
2924 McGavock Pike		PARCEL 33
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(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, Minnie B. Bean

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rudolph Hunt

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:

BEING Lot No. 33 and the northerly half of Lot No. 32, on the Plan of Sunset View, not of record, described according to a survey made by J. W. Carrigan, Surveyor, October 26, 1945, as follows:

BEGINNING on the easterly margin of McGavock Pike at a point 50 feet north of the corner of Lots Nos. 31 and 32, said point being the northwest corner of the property conveyed to Howard E. Hahn and wife, by deed from Clarence L. Gennett and wife, of record in Book 2024, Page 147, Register's Office for said County; thence with the easterly margin of said Pike northwardly 150 feet to the corner of Lots Nos. 33 and 34; thence with the line between said two lots eastwardly 369 feet to approximate top of bluff, continuing eastwardly down said bluff to low water mark of the Cumberland River; thence with the low water mark of said River southwardly 150 feet to the northeast corner of said Hahn property; thence with the northerly line of same westwardly to the approximate top of bluff and continuing in the same direction 372 feet, more or less, to the beginning.

BEING the same property conveyed to Minnie B. Bean by Quitclaim Deed from Truman L. Bean, of record in Book 5935, Page 248, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 2924 McGavock Pike, Nashville, TN 37214
(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 this 5th day of November 19 98

Minnie B Bean
Minnie B. Bean

BOOK 11194 PAGE 76

FILE BOX 45

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 Minnie B. Bean

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of November 19 98.

Commission expires 5-25-2000

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

0509593
IDENTIF. ↑ REFERENCE

98 NOV -6 PM 1:25
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

3869 11/06 0101 03CHECK 504.95

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11194 PAGE 77

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 133500.00
				CON TX 493.95
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 504.95
				CHECK 504.95
			11/06/98 01	13:26 0001 3868

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0509593
IDENTIF. # REFERENCE

98 NOV -6 PM 1:25
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1368998