47

BOOK 11509 PG. 266

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF May 19 99

Notary Public

MY COMMISSION EXPIRES: 1-27-99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary T. Fosbinder	Tucker Federal Bank D/B/A Prime	MAP 39
(NAME)	(NAME)	
5081 Clarksville Pike	P.O. Box 211788	PARCEL 65
(ADDRESS)	(ADDRESS)	
Whites Creek, TN 37189	Augusta, GA 30917-1788	
(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, Lorena Hazlewood Hurt Fuqua and husband, Milton Fuqua

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary T. Fosbinder, Unmarried

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 14th Civil District of Davidson County, Tennessee, being a part of Lot No. 3 in the J. F. Hazlewood Plan of Lots, not of record, described according to a survey thereof made by George W. Watkins, Surveyor, July 16, 1954, as follows:

Beginning at a point in the center of the Clarksville Pike, the northeast corner of a tract of land conveyed to Mary L. Chester and husband by deed from J. F. Hazlewood and wife, of record in Book 1537, page 243, Register's Office for Davidson County, Tennessee; thence with the center of said Clarksville Pike North 27° 20' West 301 feet to a point in the center of said Pike or Highway, the southeast corner of Lot No. 2 in said Plan; thence North 79° 30' West 198 feet passing an iron pin set in the westerly margin of Clarksville Pike and crossing Dry Fork Creek, to an iron pin; thence South 25° East 125.4 feet to an iron pin; thence South 8° west 198 feet to a point in Dry Fork Road; thence South 21° East 102 feet to a point in Dry Fork Creek, the northwest corner of said tract of land conveyed to Mary L. Chester and husband, by deed from J. F. Hazlewood and wife, of record in Book 1537, page 243, Register's Office for said County; thence North 70° East 295 feet passing an iron pin set in the westerly margin of the Clarksville Pike, to the point of beginning, containing 1.8 acres, more or less.

Being the same property conveyed to Joe Hurt and wife, Lorene Hazelwood Hurt, by deed from J. F. Hazlewood and wife, Louella Hazlewood, of record in Book 2294, page 147, Register's Office for Davidson County, Tenenssee; the said Joe Hurt having since died.

CONTINUED

unimproved ( )
This is improved (X) property, known as 5081 Clarksville Pike, Whites Creek, TN 37189
(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 28th day of May 19 99

Lorena Hazlewood Hurt Fuqua

Milton Fuqua

LEGAL DESCRIPTION CONTINUATION

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Lorena Hazelwood Hurt, Lorena H. Hurt, Lorena Hazelwood Hurt Fuqua, and Lorena H. Fuqua being one and the same.

Milton Fuqua, husband of Lorena Hazelwood Hurt Fuqua, joins in this conveyance for the express purpose of conveying any marital rights which he may have in said property, both now and in the future.

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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 Lorena Hazlewood Hurt Fuqua and husband, Milton Fuqua

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 Goodlettsville, Tennessee, this 28th day of May 19 99

Commission expires 11-27-99

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

05995060
...RENCE
99 JUN -9 PM 1:39
...REGISTER
DAVIDSON COUNTY, TN.
4627 06/02 0101 03CHECK 366.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0595060

99 JUN -3 PM 1:39

REGISTER
DAVIDSON COUNTY, TN.

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CAMT	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	366.50
CHECK	366.50

06/03/99 01 13:43 0001 4627

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1469141