

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,500.00

Curtis Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JANUARY, 2000.

Patsi B. Crugg
Notary Public

MY COMMISSION EXPIRES: 6-26-2002

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc., 3918 Dickerson Road, Suite 107, Nashville, TN 37207

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis Smith	America's Wholesale Lender	Map 91-5
(NAME) 1829 Liberia Street	(NAME) 4500 Park Granada	Parcel 229.01
(ADDRESS) Nashville, TN 37207	(ADDRESS) Calabasas, CA 91302-1613	
(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,

LORENZO HAWKINS,

Instr:200001070002507 Page: 1 OF 2
REC'D FOR REC 01/07/2000 1:28:01PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $146.15

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

CURTIS SMITH,

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 part of Lot No. 1 on the map of E. C. Scrugg's Subdivision of Lots Nos. 26, 27 and 28, on the Brooklyn Plan of record in Book 421 page 136 Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the centerline of Liberia Street, 417.2 feet southeasterly from the northwesterly corner of the property conveyed to Forrest M. Brown and wife, Mattie Mai Brown by deed from Home Owners Land Corporation, by deed of record in Book 1084 page 210, said Register's Office; thence South 85 deg. 30 min. East 145 feet to a point; thence South 27 deg. 15 min. East 14 feet to a point; thence South 63 deg. 45 min. West 120 feet to a point in the center line of said street; thence North 27 deg. 15 min. West 80 feet to the point of beginning.

This is the same description as in the last instrument of conveyance.

BEING the part of the same property (No. 6) conveyed to Lorenzo Hawkins by instrument executed 11/12/76 recorded 12/2/76 of record in Book 5093 page 237 Register's Office for Davidson County, Tennessee. Margarett Howkins, wife of Lorenzo Hawkins, joins in this conveaynce for the express purpose of conveying her marital interest in said property.

unimproved ☐

This is improved ☒ property, known as 1829 Liberia Street, Nashville, TN 37207

(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 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/our hand(s) this 5th day of January, 2000.

Lorenzo Hawkins

Margaret Hawkins

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 Lorenzo Hawkins, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 5th day of January, 2000

Commission expires: 6-26-2002

Patsi B. Gregory
Notary Public

PATSI B. GREGORY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TENN.

* and wife
Margarett Hawkins