RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38741A FILE BOX "7"

WARRANTY DEED

Instr:200003210028637 Page: 1 OF 2
REC'D FOR REC 03/21/2000 9:43:25AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $90.65

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **24,500.00.**

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16TH DAY OF MARCH, 2000.

Notary Public

MY COMMISSION EXPIRES: 5/26/02

THIS INSTRUMENT WAS PREPARED BY

Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
DAVID R. HEMPHILL **1324 Bell Grimes Lane** **Nashville, Tennessee 37207**	**S A M E**	**71-15-54** **12DA 20000**

FOR AND IN 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, JOHN R. HACKNEY a/k/a JOHNNY R. HACKNEY and wife, MARY E. HACKNEY**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID R. HEMPHILL, A MARRIED PERSON**

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 Davidson County, Tennessee, being Lot No. 20 on the Map of Eastmoreland Place, Shields Subdivision of Gleaves Lands, as of record in Book No. 161, Page 170, Register's Office for Davidson County, Tennesee.

SAID Lot No. 20 fronts 50 feet on the southerly side of Lucille Street and runs back between parallel lines 140 feet to an alley.

BEING the same property conveyed to John R. Hackney and wife, Mary E. Hackney by deed from Bank of New York, Trustee, of record in Book 11322, Page 388, Register's Office for Davidson County, Tennessee. The said John R. Hackney and Johnny R. Hackney being one and the same person who executed this document.

Unimproved ( )
This is improved (X) property, known as **130 Lucille Street, Nashville, Tennessee 37207**

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 hands this 16th day of March, 2000.

JOHN R. HACKNEY **MARY E. HACKNEY**

STATE OF TENNESEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JOHN R. HACKNEY and wife, MARY E. HACKNEY, the bargainors, 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 Nashville, Tennessee, this the 16th day of March, 2000.

NOTARY PUBLIC

My Commission Expires: 5/26/02