STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Instr:200004250041104 Page: 1 OF 2
REC'D FOR REC 04/25/2000 3:36:02PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $92.50

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $25,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Selma Jean Hughes
Affiant

Subscribed and sworn to before me this 25th day of April, 2000.

Richard Hedges
Notary Public

RICHARD HEDGES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 03-29-03.

My Commission Expires MAR. 29 2003

SEND TAX BILLS TO:

SELMA JEAN HUGHES
5210 MICHIGAN AVENUE
NASHVILLE, TENNESSEE 37209

MAP - PARCEL NO.

Map 091-07-0
Parcel 291.00

THIS INSTRUMENT PREPARED BY:

JIMMY A. DUNCAN, ATTY.
4904 CHARLOTTE AVENUE
NASHVILLE, TENNESSEE 37209

FROM: ROY J. HUGHES

TO: SELMA JEAN HUGHES

WARRANTY DEED

FOR AND IN CONSIDERATION of $25,000.00 Dollars cash in hand paid the receipt of which is hereby acknowledged and other good and valuable considerations, I, Roy J. Hughes, hereinafter called Grantor, have this day bargained and do hereby transfer and convey to Selma Jean Hughes, hereinafter called the Grantee, her heirs and assigns the following described tract or parcel of land, described as follows: to wit:

Lots 1117 and 1119 in Block number 168, Plan Number 1, West Nashville, which Plan is of record in Book 57, pages 74 and 75, of the Register's Office, Davidson County, Tennessee.

Lots 1117 and 1119 join each other and the front 25 feet of each lot begin on the Northerly side of Michigan Avenue and extends back Northerly between parallel lines 150 feet to the Southerly margin of an

alley.

Being the same property conveyed to Roy J. Hughes by Warranty Deed from Douglas Young of record in Book 4369, Page 403, Register's Office for Davidson County, Tennessee.

THIS PROPERTY, INCLUDING ALL IMPROVEMENTS THEREON, IS SOLD AS IS, THAT IS WITHOUT WARRANTY OF ITS CONDITION.

TO HAVE AND TO HOLD the real property hereinabove described unto Selma Jean Hughes, her heirs and assigns, forever.

I covenant with the said Grantee herein that I are lawfully seized and possessed of said real property hereinabove described in fee simple; that I have a good and lawful right to convey the same and that the same is not encumbered; and I bind myself, my heirs and representatives to forever warrant and defend the title to the same against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

The property is sold and conveyed subject to all recorded easements of record.

WITNESS my hand on this 24th day of April, 2000.

Roy J. Hughes

Roy J. Hughes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jimmy A. Duncan, a Notary Public in and for said County and State, the within named Roy J. Hughes, bargainor, with whom I am personally acquainted, (or who proved his identity with identification sufficient to me) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 24th day of April, 2000.

J. Duncan

Notary Public

My commission expires: 10-25-2003.