Davidson County DEEDWARR
Recvd: 12/04/01 12:59 3pgs
Fees:18.00 Taxes:123.95
20011204-0132942

THIS DEED OF CONVEYANCE, executed and delivered by WILLIAM CHARLES HINTON and wife, MINERVA G. HINTON, hereinafter called the Grantors, to CLAUDINE M. BRYANT, a widow, hereinafter called the Grantee;

WITNESSETH: THAT, for the consideration of Ten ($10.00) Dollars cash and other valuable consideration, receipt of which is hereby acknowledged, we, the said Grantors have this day bargained and sold and do by these presents hereby sell, transfer and convey unto the said Grantee, heirs and assigns, a certain tract or parcel of land situate in Davidson County, Tennessee, described as follows, to-wit:

LAND in the 13th, formerly 23rd Civil District of Davidson County, Tennessee; BEING Lot No. 3 on the Map of the Subdivision of A. T. Putman's 7 ½ acre tract, not of record. Described according to a survey made by Hickerson and Hickerson, Engineers; Dated April 6th, 1961 as follows:

BEGINNING on the Southerly margin of Ashton Avenue at the Northwest corner of the property conveyed to A. H. Burton and wife, by deed from Andrew Gordon Putman and wife, of record in Book 2043, page 89, Register's Office for said County, being the corner of Lots 2 and 3; thence with the line between said two lots, South 32 degrees 57' East 224.8 ft; to the Northerly line of the United States Government property. Thence with said line, Westwardly 70.9 feet to the corner of lots Nos. 4 and 5; thence with the line between said two lots. Northwardly 224.4 feet to the Southerly margin of Ashton Avenue. Thence with the same Eastwardly 70 feet to the beginning.

BEING the same property conveyed to Dorothy M. Hinton and husband, David V. Hinton, by Dorothy M. Hinton and husband, David V. Hinton, Claudine M. Bryant and husband, William J. Bryant, and Claude McCool, Jr. and wife, Barbara E. McCool, in a deed appearing of record in Book 11507, Page 288, Register's Office for Davidson County, Tennessee.

The said Dorothy M. Hinton died a citizen and resident of Davidson County, Tennessee, the place of her legal residence, on June 11, 2000. The said David V. Hinton died testate, a citizen and resident of Davidson County, Tennessee, the place of his legal residence, on March

This deed was prepared by
Robert Michael Crawford
Attorney
Springfield, Tennessee

Send Tax Bills to:
Claudine M. Bryant
516 Glenpark Drive
Nashville, TN 37217

MAP/PAR: 069-16-0 081.00

8, 2001, and in his Last Will and Testament appearing of record in Volume 1765/324076 in the Office of the Seventh Circuit Court of Davidson County, Probate Division, all of his right, title and interest in and to the hereinabove described property was devised to his brother, William Charles Hinton.

William Charles Hinton is married to Minerva G. Hinton, who joins in this conveyance to convey any interest she may have in said real property, marital or otherwise.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns, forever. The Grantors covenant with the Grantee, heirs and assigns: (1) That they are lawfully seized in fee of said premises; (2) That they have a good and perfect right to make this conveyance; (3) That said premises are unincumbered; and (4) That they will warrant and defend the title in and to said land against the lawful claims and demands of all persons whomsoever.

DONE, this the 3 day of December, 2001.

William Charles Hinton
WILLIAM CHARLES HINTON

Minerva G. Hinton
MINERVA G. HINTON

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, WILLIAM CHARLES HINTON and wife, MINERVA G. HINTON, 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 contained therein.

Witness my hand and seal of office, this 3rd day of December, 2001.

Robert M. Crawford
NOTARY PUBLIC

ROBERT M. CRAWFORD NOTARY PUBLIC AT LARGE ROBERTSON COUNTY

My Commission expires: 6-26-02

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $ 33,500.00 , which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Claudine M. Bryant
AFFIANT

SUBSCRIBED and SWORN to before me, this 3rd day of June, 2001.

REGISTER or NOTARY PUBLIC

My commission expires: 6-26-02

ROBERTSON COUNTY, TN. NOTARY PUBLIC AT LARGE