Davidson County DEEDWARR
Recvd: 05/19/04 13:55 2pgs
Fees:13.00 Taxes:264.55
20040519-0058895

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$71,500.00.**

B Maxey
Affiant

Subscribed and sworn to before me, this the 17th day of May, 2004.

Linda J. Norvell
Notary Public

My commission expires: 10-3-06
(AFFIX SEAL)

LINDA J. NORVELL NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Douglas Mangrum	New Owner	133-11-36.00
5557 Fairway Ct.		
Pegram, TN 37143		

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 ACKNOWLEDGE, I,

Tessie M. Hines

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

Douglas Mangrum, married and William J. Curran, married

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, TN, being Lot No. 5 on the Plan of Paragon Hills Subdivision, as of record in Plat Book 3300, Page 100, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 50 feet on the northwesterly side of Sam Boney Drive and runs back 146.5 feet on the northeasterly line and 156.1 feet on the southwesterly line to a line inthe rear, measuring 69.6 feet thereon.

Being the same property conveyed to Waldon C. Hines and wife, Tessie M. Hines by deed from Edward Martin and wife, Lillian Martin of record in Book 4059, Page 561, Register's Office for Davidson County, Tennessee. The said Walden C. Hines having quitclaimed to Tessie Mae Hines of record in Book 6289, Page 893, said Register's Office. The said Tessie Mae Hines, Tessie M. Hines and Tessie Hines are one and the same person. The said Sheila Gibson-Holmes and Cathy Hornsby having conservatorship for Tessie Hines by Order To Approve the Sale of Real Estate filed of record on April 28, 2004 in the Probate Court of Lawrence County, Tennessee.

This conveyance is subject to taxes for 2004 and subsequent years, easements, and restrictions of record if any.

This is Improved (_X_) Unimproved (___) property, known as **3839 Sam Boney Drive, Nashville, TN 37211**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 17th day of May, 2004.

Sheila Gibson-Holmes
Sheila Gibson-Holmes
Conservator for Tessie Hines

Cathy Hornsby
Cathy Hornsby
Conservator for Tessie Hines

STATE OF TENNESSEE)
COUNTY ~~OF~~ Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared Sheila Gibson-Holmes and Cathy Hornsby, Conservators of Tessie Hines, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon their oath acknowledged themselves to be the Conservators of Tessie Hines, the within bargainor, and that they as such Conservators being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of Tessie Hines by the said Sheila Gibson-Holmes and Cathy Hornsby as Conservators.

Witness my hand and official seal, at office at Brentwood, Tennessee on this **17th** day of **May, 2004.**

Notary Public

My Commission Expires: 12/11/05

J. TRENT LEHMAN
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.