Requested by and Return to:
Title Stream
615 E. State Hwy 121, Suite 330
Coppell, TX 75019
Attn: RECORDING 137561

Davidson County DEEDWARR
Recvd: 07/29/08 14:37 5 pg
Fees:27.00 Taxes:0.00
20080729-0077566

This instrument was prepared by:

Carter Holmes, pllc
14185 Dallas Parkway, Suite 1275
Dallas, TX 75254

Tax Map #: 52.06-14

[Space Above This Line For Recording Data]

TENNESSEE GENERAL WARRANTY DEED

THIS INDENTURE, made on the 31 day of July in the year 2008 BY and BETWEEN RICHARD ANDERSON HOOPER

PARTY OF THE FIRST PART whose address is 748 Howse Avenue, Madison, TN 37115

and RICHARD ANDERSON HOOPER AND DOROTHY HOOPER, HUSBAND AND WIFE

PARTY OF THE SECOND PART whose address is 748 Howse Avenue, Madison, TN 37115 ;

WITNESSETH: THAT THE SAID PARTY OF THE FIRST PART, in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, hereby, SELLS and CONVEYS unto the said PARTY OF THE SECOND PART, and unto the PARTY OF THE SECOND PART'S heirs, successors and assigns, the following described lots, tracts and parcels of land lying, being and situate in the County of Davidson, State of Tennessee:

Tract #1:

Land in the 11th Civil District of Davidson County, Tennessee, being a part of the R.L. Alexander Tract of 18.84 acres of part of the H.B. Chadwell Tract, as of record in Book 41, page 61, Register's Office for said County and State, and according to copies of surveys made by H. Gee, Surveyor; dated October 24, 1963, November 18, 1963, and February 20, 1964, is described as follows:

Beginning at a point in the westerly margin of Howse Avenue, said point being located 1,664 feet, more or less, from the center line of Neely's Bend Road, as measured with said margin; thence with said margin of Howse Avenue, South 9 deg 16' West 110

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feet to a point; thence leaving said margin North 80 deg 44' West 300 feet to a point; thence North 9 deg 16' East 110 feet to a point; thence South 80 deg 44' East 300 feet to the point of beginning.

Tract #2:

Land in Davidson County, Tennessee, being more particularly described according to a survey by J. Bruce Rainey, Surveyor, #823, dated May 20, 1986, and known as Job No: 86-362, more particularly described as follows:

Beginning at an existing iron pipe; said point of beginning being the southwest corner of the property conveyed to E. C. Chance by deed of record in Book 5302, page 518, R.O.D.C., Tennessee, and also being N80 deg 58' 38" W 299.86' from an existing iron pipe on the westerly margin of Howse Avenue; thence leaving the said Chance property S09 deg 01' 19" W 294.98' to an existing iron pipe; thence N21 deg 00' 34" W 205.06' to an existing iron pin at a fence corner; thence with the line of Rothwood Apartments N09 deg 16' 00" E 225.00' to an iron pin; thence continuing with said Rothwood Apartments S82 deg 32' 00" E 101.50' to an existing iron pin at a fence corner; S82 deg 32' 00" E 101.50' to an existing iron pin at a fence corner; thence with the line of the said E.C. Chance property S08 deg 54' 56" W 110.30' to the point of beginning containing 0.74 acres more or less.

Being the same property conveyed to Richard Anderson Hooper, by deed from Dorothy Hooper, of record in Book 8243, page 445, Register's Office for Davidson County, Tennessee.

[The "Property"]

TO HAVE AND TO HOLD the aforesaid Property with all and singular, the hereditments and appurtenances of and to the same belonging or in anywise appertaining unto the PARTY OF THE SECOND PART and unto the PARTY OF THE SECOND PART'S heirs, successors and assigns forever; the PARTY OF THE FIRST PART hereby covenanting that the PARTY OF THE FIRST PART is lawfully seized of an indefeasible estate in fee of the Property herein conveyed; that the PARTY OF THE FIRST PART has good right to covey the same; that the said Property is free and clear from any encumbrance, except for subdivision restrictions, building lines, easements of record and Memphis City and County real estate taxes not yet due and payable and the title and quiet possession the PARTY OF THE FIRST PART, will warrant and forever defend against the lawful claims of all persons.

When this Deed is executed by more than one person, or when the PARTY OF THE SECOND PART is more than one person, the instrument shall read as though pertinent verbs and pronouns were changed to correspond, and when executed by or to a corporation the words "heirs, executors and administrators" or "heirs, executors, and assigns" shall be construed to mean "successors and assigns."

IN WITNESS WHEREOF, the said PARTY OF THE FIRST PART, hereunto set hand and seal the day and year above written:

Richard Anderson Hooper

RICHARD ANDERSON HOOPER (Grantor)

(Grantor)

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(Grantor) (Grantor)

ACKNOWLEDGMENT

State of TENNESSEE }
}
County of DAVIDSON }

On this 1ST day of July, 2008 before me personally appeared, RICHARD ANDERSON HOOPER, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Signature of Officer

PRISCILLA EATON
Printed Name

NOTARY Public
Title of Officer

My Commission Expires: 11-22-2008

(Seal)

PRISCILLA EATON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2008

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AFFIDAVIT

State of Texas §
§
County of Dallas §

I, or we, hereby swear of affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 0 which amount is equal to or greater than the amount which property transferred would command at a fair and voluntary sale.

Annie Lam (Affiant) _____ (Affiant)

_____ (Affiant) _____ (Affiant)

ACKNOWLEDGMENT

State of Texas }
}
County of Dallas }

On this 2nd day of July, 2008 before me personally appeared, Annie Lam, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Signature of Officer

Sally Lim
Printed Name

Notary Public
Title of Officer

SALLY LIM
MY COMMISSION EXPIRES
April 12, 2012

(Seal)

My Commission Expires: 4-12-12

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Name and Address of person(s) responsible for taxes:

Richard Anderson Hooper and Dorothy Hooper	**748 Howse Avenue**	**Madison, TN 37115**
Name(s)	Street Address	City & State & Zip

Name and Address of Property Owner:

Richard Anderson Hooper and Dorothy Hooper	**748 Howse Avenue**	**Madison, TN 37115**
Name(s)	Street Address	City & State & Zip

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