BOOK 1586 PAGE 654 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,500.00

Charles D. Philpo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March 1972

Notary Public

MY COMMISSION EXPIRES: 11/8/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. J. Foley, Jr., Attorney, 521 STahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles D. Philpo, et ux (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	9D 23125
109 Bellevue Road (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	PAR Map 142-116
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	MAP

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 Porter Rogers and wife, Jane Webb Rogers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles D. Philpo and wife, Barbara H. Philpo

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 the 9th Civil District of Davidson County, Tennessee, on the south side of the New Bellevue Road and being a portion of a tract of record in Book 2150, page 575 Register's Office for said County, and described according to a copy of a survey thereof made by S. H. Hutchison, dated April 15, 1957, as follows:

BEGINNING at an iron stake in the south boundary of the New Bellevue Road; said point being the northwest corner of the Hicks Farm; thence with the said Hicks' line South 3° East 355 feet to a stake in the north boundary of the N. C. & St. L. Railroad right-of-way; thence with their north boundary line, South 85° 45' West 120.5 feet to a stake; thenceleaving their line going North 3° West 368 feet to a stake in the south margin of the New Bellevue Road; thence with the South margin of said Road, South 87° 30' East 120.5 feet to the point of beginning, containing 1 acre, more or less.

BEING the same property conveyed to John Porter Rogers and wife, Jane Webb Rogers, by deed from Howard Friedli and wife, Doris A. Friedli, of record in Book 3901, page 228, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (XX) improved property, known as 109 Bellevue Road, Nashville, Te-nessee 37025
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 hand s this 22nd day of March, 19 72

John Porter Rogers

Jane Webb Rogers

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Porter Rogers and wife, Jane Webb Rogers

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of March 1972

Commission expires 11/8/75

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
JOHN PORTER ROGERS, ET UX

TO
CHARLES D. PHILPO, ET UX

B 5323 1

IDENTIF. REFERENCE

MAR 24 3 32 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR24'72	CONV	26,500.00			
MAR24'72	ST TAX		A*	68.90	
MAR24'72	PW FEE		A*	.50	
MAR24'72	W DEED		A*	4.00	* 73.40