Prepared by Harris Gilbert, Atty
Third National Bank Bldg
Nashville, Tenn 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Mr. and Mrs. John W. Murphree, Jr. (NAME)	same (NAME) BOOK 4903 PAGE 99	Map 8-D
59 Vaughns Gap Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	75936
Nashville (CITY) (37205) (P. O. ZONE) Tennessee (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of -----Thirty-three Thousand and 00/100 ----------($33,000.00) *DOLLARS*

cash in hand paid by the grantees to Sherron Weinberger and wife, Sylvia C. Weinberger, we, the said Sherron Weinberger and wife, Sylvia C. Weinberger,

have bargained and sold, and by these presents do transfer and convey unto the said John W. Murphree, Jr., and wife, Marie S. Murphree, 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, Tennessee, being lot No. 5 on the plat of West Meade Ridge, Section II, as of record in Book 4460, page 7, Register's Office for said County, described as follows:
Beginning at a point in the southeast corner of said lot, said point being on a common line between Harding Woods Subdivision, as of record in Book 2900, page 115, and said point being 152.13 feet south of an existing concrete marker and 221.75 feet North of an existing concrete marker; thence South 86° 19' West a distance of 251.05 feet to a point in the easterly margin of East Valley Court; thence North 3° 41' West a distance of 100.0 feet to a point; thence along a curve to the right, radius 400.0 feet, a distance of 179.99 feet to a point; thence North 23° 49' East a distance of 7.25 feet to a point; thence along a curve to the right, radius of 50.0 feet, a distance of 36.14 feet to a point; thence along a curve to the left, radius 50.0 feet, a distance of 55.12 feet to a point; thence South 87° 56' East a distance of 250.85 feet to a point; thence South 23° 57' West a distance of 190.0 feet to a concrete marker; thence South 1° 46' West a distance of 152.13 feet to the point of beginning.

Being the same property conveyed to Sherron Weinberger and wife, Sylvia C. Weinberger, by deed from Roy Shainberg, Lytle Brown, III, Sherron Weinberger and Cecil Fox, of record in Book 4498, page 476, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 33,000.00

Subscribed and sworn to before me, this the 10 day of April 19 75

Affiant

My commission expires: 9-12-78 (Affix Seal)

Notary Public

BRIGE THOMAS NOTARY PUBLIC DAVIDSON COUNTY

C93786

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IDENTIF. REFERENCE

APR 10 10 36 AM '75

FELIX A. FITZSIMON, REGISTER
DAVIDSON COUNTY, TENN.

BOOK 4903 PAGE 100

APR 10 75	CONV	33,000.00			
APR 10 75	S'TAX		A*	85.80	
APR 10 75	PR'FEE		A*	.50	
APR 10 75	W'DEED		A*	6.00	* 92.30

This is unimproved (X) improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John W. Murphree, Jr., and wife, Marie S. Murphree their ..... *heirs and assigns, forever.*

And we *do covenant with the said* John W. Murphree, Jr., and wife, Marie S. Murphree *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.* except for 1975 taxes, which are prorated, 25 foot public utilities and drainage easement, 100 foot building setback line from East Valley Court, and conditions of owner's certificat as shown on plan of record in Book 4460, page 7, R.O.D.C.T.; restrictive covenants contained in an instrument of record in Book 1427, page 19; in Book 2998, page 498 and in Book 4492, Page 949, R.O.D.C.T.

And we, the said Sherron Weinberger and wife, Sylvia C. Weinberger, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* John Murphree, Jr., and wife, Marie S. Murphree, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 10 *day of* April, *19* 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sherron Weinberger
Sherron Weinberger

Sylvia C. Weinberger
Sylvia C. Weinberger

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sherron Weinberger and wife, Sylvia C. Weinberger

the bargainor s., 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 [illegible] day of April, 19 75.

Robert Paige Notary Public.

Commission Expires 9-12-78

ROBERT PAIGE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, this day of, 19

, Notary Public.

Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of, 19.

Notary Public

Commission Expires