BOOK 4912 PAGE 802 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$28,050.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May 19 75

Notary Public

MY COMMISSION EXPIRES: 10/10/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elmore W. Vail (NAME)	Mortgage Associates, Inc. (NAME)	3D 38980
243 Wilowen Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 81386 (STREET ADDRESS)	Map 95-5
Nashville, Tennessee 37210 (CITY) (STATE) (P. O. ZIP)	Chamblee, Georgia 30341 (CITY) (STATE) (ZIP)	Parcel 61

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, Donald E. Dunphy et ux Joy J. Dunphy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elmore W. Vail et ux Jeanne D. Vail

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:

BEING Lot No. 84 on the Plan of Creekside Heights of record in Book 2663, pages 114 and 115, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Donald E. Dunphy et ux Joy J. Dunphy by deed from Betty B. Harbison, a Widow, of record in Book 4033, page 885, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to all restrictions and easements of record in the Register's Office, Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 243 Wilowen Drive, Nashville, Tennessee 37210
(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 hands this 13th day of May, 19 75

Donald E. Dunphy

Joy J. Dunphy

STATE OF TENNESSEE
Davidson County

BOOK 4912 PAGE 803

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald E. Dunphy et ux Joy J. Dunphy

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 13th day of May 19 75

Commission expires 10/10/78

Charlene Carlington
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

C 98386

WARRANTY DEED

FROM
DONALD E. DUNPHY ET UX

TO
ELMORE W. VAIL ET UX

IDENTIF. REFERENCE

FILE BOX # 12

MAY 15 10 16 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY15 75	CONV	28,050.00			
MAY15 75	S'TAX		A*	72.80	
MAY15 75	PR'FEE		A*	.50	
MAY15 75	W'DEED		A*	4.00	* 77.30