BOOK 5065 PAGE 882

WARRANTY DEED

This instrument was prepared by Earl Thompson, Atty. Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald A. Reed, et ux	Same	
(NAME)	(NAME)	27-13
1105 Eastdale Avenue	Same	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	E
Nashville, Tn. 37216		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we,

D 66678

IDENTIF. REFERENCE T

SEP 7 2 37 PM '76

FEE ... DAVIDSON CO., TENN.

SEP-76	CONV	15,000.00			
SEP-76 S'TAX			B*	39.00	
SEP-76 PR'FEE			B*	.50	
SEP-76	W'DEED		B*	6.00	* 45.50

E. R. Phillips and Gladys Phillips

have bargained and sold, and by these presents do transfer and convey unto the said Donald A. Reed and wife, Ludie Reed, 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. 37 on the Plan of Mansker Meadows, Section 2, as of record in Book 2663, page 15, Register's Office for said County. Said Lot No. 37 fronts 100 feet on the southeasterly side of Mansker Drive and runs back on the northeasterly line 1033.1 feet and on the southwesterly line 855.8 feet to a dead line in the rear on which it measures 403 feet thereon.

Being part of the property conveyed to E. R. Phillips, by deed from G. L. Comer, Trustee, of record in Book 2300, page 87, Register's Office for said County, as to one-half undivded interest, and to Gladys Phillips by deed from Mary Phillips Thompson, of record in Book 26[illegible]3, page 83, said Register's Office, as to the other interest.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 15,000.00

Affiant

Subscribed and sworn to before me, this the 31 day of August 19 76

Notary Public

My commission expires: June 1 1979

(Affix Seal)

COLLIER NOTARY PUBLIC DAVIDSON COUNTY

unimproved X)
This is 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 Donald A. Reed and wife, Ludie Reed, their ..... *heirs and assigns, forever.*

And we *do covenant with the said* Donald A. Reed and wife, Ludie Reed ..... *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.*

And we, E. R. Phillips and Gladys Phillips *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Donald A. Reed and wife, Ludie Reed *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 31st *day of* August, *19* 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

E. R. Phillips

Gladys Phillips

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Barbara Collier, *a Notary Public in and for said County and State, the within named* E. R. Phillips and Gladys Phillips

*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* 31st *day of* August, *19* 76.

Barbara Collier, *Notary Public.*

Commission Expires June 9, 1979.

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.....