BOOK 5030 PAGE 450

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

15,900.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF NOVEMBER 1976

Notary Public

MY COMMISSION EXPIRES _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles D. York (NAME)	Allstate Enterprises Mtg. Corp. (NAME)	MAP 71-11
201 Gateway Avenue (STREET ADDRESS OR ROUTE NUMBER)	627 South Manchester Avenue (STREET ADDRESS)	PAR 21
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Ananeim, CA 92803 (CITY) (STATE) (ZIP)	

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: Mary Lee Phillips

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles D. York et ux Joyce C. York

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 a part of the School and Church Lot shown on the Plan of the John Woodard Land, Book 161, Page 127, - same property as recorded in Book 4318, Page 113, Register's Office for Davidson County, Tennessee, more described, to-wit:
BEGINNING at a point, said point being the intersection of Gatewood Avenue and Luton Street; thence easterly with said Gatewood Avenue 56 feet to a point; thence in a northerly direction 208 feet to a point; thence in a westerly direction 56 feet to a point in the eastern margin of Luton Street; thence south with said Luton Street 208 feet to the point of beginning.

BEING the same property conveyed to David Henry Phillips, Jr. et ux Mary Lee Phillips by deed from Lizzie Bell S. Hill of record in Book 4318, Page 113, Register's Office for said County. The said David Henry Phillips, Jr., having since died, The said Mary Lee Phillips having since remarried, now being Mary Lee Burnham.

This conveyance is subject to any and all existing easements of record.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing In This Document Unsatisfactory When Received.

This is unimproved ( ) improved (XX) property, known as 201 Gateway Avenue (House Number) (Street) Nashville, TN 37207 (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 19TH day of NOVEMBER, 1976

Mary Lee Phillips

BOOK 5090 PAGE 451

STATE OF TENNESSEE
Davidson County

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

the bargainor S, 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 Nasnville, Tennessee, this 19TH day of NOVEMBER

Commission expires 2-22-78

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 (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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

FILE BOX 3

WARRANTY DEED

FROM
Mary Lee Phillips

TO
Charles D. York

D 78280

IDENTIF. REFERENCE

Nov 23 10 24 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Edward Sedgar
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217

NOV23'76	CONV	15,900.00			
NOV23'76	S'TAX		B*	41.34	
NOV23'76	PR'FEE		B*	.50	
NOV23'76	W'DEED		B*	4.00	* 45.84