BOOK 5281 PAGE 880

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Hamilton

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

33,300.00

Bill West
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~21st~~ 1st DAY OF ~~APRIL~~ MAY 1978.

Notary Public

MY COMMISSION EXPIRES: 1-11-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lester G. Phillips	Greer Mortgage Company	6DU 70040
(NAME)	(NAME)	
465 Tusculum Road	2401 Hillsboro Road	161-3
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Nashville, TN 37212	86
(CITY) (STATE) (P. O. ZIP)	(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, Patrick J. Burke et ux Rita S. Burke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lester G. Phillips et ux Patricia G. Phillips

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 Davidson County, Tennessee, being Lot No. 9 on the Plan of McMurray Meadow, Secion 1, as of record in Book 5060, Page 1, Register's Office for said county.

BEING the same property conveyed to Patrick J. Burke and wife, Rita S. Burke, by deed from W. L. Bainbridge III and wife, Josephine G. Bainbridge, of record in Book 5099, Page 279, said Register's Office.

Restrictions of record in Book 5063, Page 37, said Register's Office.
Building lines, public utility and drainage easement of record in Book 5060, Page 1, said Register's Office.

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

This is ~~unimproved ( )~~ improved (X) property, known as 465 Tusculum Road Nasnville, TN 37211
(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 ~~21st~~ 1st day of ~~APRIL~~ MAY, 19 78

Patrick J. Burke Patrick J. Burke

Rita S. Burke Rita S. Burke

STATE OF TENNESSEE
Davidson County

Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patrick J. Burke et ux Rita S. Burke

the bargainor, 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 1st day of May 78 19

Commission expires 1-11-82

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

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WARRANTY DEED

FROM
Patrick J. Burke

TO
Lester G. Phillips

IDENTIF. REFERENCE

MAY 5 10 35 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY-5 78	CONV	33,300.00			
MAY-5 78	S'TAX		B*	86.59	
MAY-5 78	PR'FEE		B*	.50	
MAY-5 78	W'DEED		B*	4.00	* 91.08

title escrow, inc.
218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

File Box 12