BOOK 5342 PAGE 33

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF Sept. 19 78

Notary Public

MY COMMISSION EXPIRES: 10-28-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Albert J. Fox, Attorney, #15 333 Gallatin Rd., Madison, Tn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William P. Carey and Debra K. Beasley (NAME)	Mercantile Mortgage Company (NAME)	9D 6795
7413 Harrow Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 14569 (STREET ADDRESS)	Map 142-2
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63178 (CITY) (STATE) (ZIP)	Par. 129

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, G. Phil Rossman, II and wife, Helen Catherine P. Rossman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William P. Carey and Debra K. Beasley

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. 138 on the Plan of Cross Timbers, Section III, as of record in Book 4175, page 21, Register's Office for said County.

SAID Lot No. 138 fronts 85.0 feet on the south side of Harrow Drive and extends back 176.4 feet on the east line and 165.2 feet on the west line to a dead line in the rear measuring 99.86 feet thereon.

BEING the same property conveyed to G. Phil Rossman, II, et ux by deed from C & S Builders, Inc., of record in Book 4585, Page 899, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4242, page 758, Register's Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the year 1978 which have been prorated and assumed by the Grantees herein.

This is { unimproved / improved (X) } property, known as 7413 Harrow Drive, Nashville, Tennessee 37221
(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 19th day of Sept., 1978

G. Phil Rossman, II

Helen Catherine P. Rossman

STATE OF TENNESSEE
Davidson County

BOOK 5342 PAGE 34

Personally appeared before me, Evelyn J. Dangerfield, a Notary Public in and for said County and State, the within named G. Phil Rossman, II and Helen Catherine P. Rossman

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 Madison, Tennessee, this 19th day of September, 1978.

Commission expires 11-3-80

Evelyn J. Dangerfield
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

WARRANTY DEED

FROM G. PHIL ROSSMAN, II, et ux

TO William P. Carey and Debra K. Beasley

E 90521

IDENTIF. REFERENCE

SEP 25 2 10 PM '78

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 25 78	CONV	55,900.00		
SEP 25 78	S'TAX		B* 145.34	
SEP 25 78	PR'FEE		B* .50	
SEP 25 78	W'DEED		B* 4.00	* 149.84