Instrument Prepared By:
[illegible]

BOOK 5402 PAGE 11

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
103-8-98	Mr. Wayne Perry 6002 Charlotte Avenue Nashville, TEnnessee	First Federal Savings & Loan Fourth & Union Nashville, TN. 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 21-6023174
25W-6860	4013 Murphy Road	PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated August 3, 1966, in the original principal sum of $6200.00, payable to First Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Elvin R. Hicks and wife, Nelson H.Hicks, to Louis R. Linx, Trustee, as of record in Book 4043, page 883,

ELVIN R. HICKS and wife, NELSON H. HICKS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WAYNE PERRY

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the northwesterly part of Lot No. 353 on the Map of Richland Realty Company's West Lawn Subdivision, as of record in Book 421, page 32, described as follows:

BEGINNING at a point on the southerly margin of Murphy Road, formerly Minnesota Avenue, at the corner of Lots Nos. 352 and 353; thence with the line between said two lots, southwardly 199.3 feet to the northwest corner of the property conveyed to Ernest Clinton Godwin and wife, by deed of record in Book 1416, page 399; thence with Godwin's northerly line, eastwardly 80 feet more or less to a point, being Godwin's northeast corner; thence northwardly 184.6 feet to the southerly margin of Murphy Road; thence with the margin of the same, westwardly 80 feet to the beginning.

Being the same property conveyed to Elvin R. Hicks and wife, Nelson H. Hicks, by deed from Helen Albert Callahan and Ann Marie Callahan, as of record in Book 4043, page 882.

6837

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1979 taxes which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 5th day of March, 1979.

Elvin R. Hicks
Elvin R. Hicks

Nelson H. Hicks
Nelson H. Hicks

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Elvin R. Hicks and wife, Nelson H. Hicks 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, the 5th day of March, 1979.

My commission expires: 4-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.75

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF March, 1979

MY COMMISSION EXPIRES: 4-18-82 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM
ELVIN R. HICKS AND WIFE

TO
WAYNE PERRY

F. 1. 7. 0. 4. 7.

IDENTIF. REFERENCE

MAR 6 2 54 PM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5402 PAGE 13

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			22000.75- CAMT.	
			57.20 CSTAX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	61.70-
6837A03/06/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 70 47

IDENTIF. REFERENCE

MAR 6 2 54 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 869517