ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Eugene Childers, etux	Third National Mortgage Company	142-2
(NAME)	(NAME)	
7436 Stacy	P. O. Box 2628	34
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	9D-5309
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00 ---------- Ten & No/100 ---------- DOLLARS cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of the unpaid balance of a note in the original amount of $43,200.00, secured by a Deed of Trust of record in Book 5300, page 394, Register's Office for Davidson County, Tennessee.

We, Steven Philo and wife, Marianna Philo

have bargained and sold, and by these presents do transfer and convey unto the said Eugene Childers and wife, Lesta M. Childers

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee described as follows: Lot No.50 on the Plan of Section II, Cross Timbers Subdivision, as of record in Book 3700, page 92, Register's Office for said County.

SAID Lot No.50 fronts 86 feet on the northerly side of Stacy Drive and extends back between parallel lines measuring 150 feet each, to a dead line which measures 86 feet thereon.

BEING the same property conveyed to Steven Philo and wife, Marianna Philo by deed from Harold W. Thornton and Rosemary L. Thornton of record in Book 5300, page 392, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements and restrictions of record, including: Restrictive covenants contained in an instrument of record in Book 4064, page 909, as amended in Book 4318, page 652, Register's Office for Davidson County, Tennessee; also the Plan of record in Book 3700, page 92, said Register's Office shows an owner's certificate, a 40-foot minimum setback line from Stacy Drive, and a 25-foot easement for public utilities and drainage purposes along the rear line(s) of said lot.

unimproved ( )
This is improved (X) property, known as 7436 Stacy (House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 30th day of April, 1979.

x Steven Philo
Steven Philo

x
Marianna Philo

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5428 PAGE 658

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steven Philo and wife, Marianna Philo

the bargainors, 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, this 26th day of April, 19 79.

My commission expires 8-26-80 Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 58,877.02 This is equal to or greater than the property would bring at a fair and voluntary sale.

x Eugene Childers

Sworn to and subscribed before me this 26th day of April, 19 79.

My commission expires 8-26-80 Notary Public

NOTARY PUBLIC AT LARGE

This instrument was prepared by:

Name	Address
DOBSON & JOHNSON, INC.	Suite 1800, One Commerce Place Nashville, Tennessee 37239

F-26793

WARRANTY DEED

FROM Steven Philo etux

TO Eugene Childers, etux

IDENTIF. REFERENCE

MAY 1 9 30 AM '79

FLORA J. BLACKSTOCK REGISTER DAVIDSON COUNTY, TENN.

DOBSON & JOHNSON, INC.
SUITE 1800, ONE COMMERCE PLACE
NASHVILLE, TENNESSEE 37239

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

BOOK 5428 PAGE 659

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
			58877.02-	CO
			153.14	CO TX
			.50	PRFEE
			4.00	WDEED
				CHECK 157.64-
9488A	05/01/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 26793

IDENTIF. REFERENCE

MAY 1 9 30 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 680726