This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5445 PAGE 325

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Clifton E. McPherson, Jr. and wife, Patricia S. McPherson	The Kissell Company	16 DA 16456
(NAME)	(NAME)	
1118 Woodvale Drive	30 Warder Street	131-4
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37204	Springfield, Ohio 45501	121
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Clifton E. McPherson, Jr. and wife, Patricia S. McPherson and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Clyde E. Easter and wife, Ethel S. Easter

have this day bargained and sold, and do hereby transfer and convey unto the said Clifton E. McPherson, Jr. and wife, Patricia S. McPherson

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 22 on the Plan of College Park, Block 17, of record in Book 843, page 29, Register's Office for Davidson County, Tennessee.
Said Lot No. 22 fronts 60 feet on the northerly side of Woodvale Drive and runs back 150 feet on the west line and 156 feet 1 inch on the east line to a dead line and measures 60 feet 9 inches thereon.

Being the same property conveyed to Clyde E. Easter by deed from Charles Galbreath and wife, Joyce L. Galbreath of record in Book 5365, page 744, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
The actual consideration or value whichever is greater, for this transfer is $ 76,250.00
Subscribed and sworn to before me, this the 30th day of May 19 79
My commission expires: 7-18-82 (Affix Seal)
Affiant
Notary Public

unimproved ( )
This is improved (X) property, known as 1118 Woodvale Drive, Nashville, Tennessee 37204
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except for 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.

Witness our hands this 30th *day of* May, 19 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Clyde E. Easter
Clyde E. Easter

Ethel S. Easter
Ethel S. Easter

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Dennis H. Shipp.
Ethel S. Easter & Clyde E Easter

Personally appeared before me, ... *a Notary Public in and for said County and State,* Clyde E. Easter and wife, Ethel S. Easter .....

the within named 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 30th *day of* May, *19* 79

Dennis H Shipp *Notary Public*

Commission expires 4-17-83

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

7278 06/05 202.36- CHECK

Title Berkley 24

title escrow, inc.

213 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

WARRANTY DEED

FROM
Clyde E. Easter and wife, Ethel S. Easter

TO
Clifton E. McPherson, Jr. and wife, Patricia S. McPherson

F-32857

IDENTIF. REFERENCE

JUN 5 1 50 PM '79

FELIX ZICKLESON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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

BOOK 5445 PAGE 327

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

76150.00- CO
197.86 CO TX
.50 PRFEE
4.00 WDEED
CHECK 202.36-
7278A06/05/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-32857

IDENTIF. REFERENCE

JUN 5 1 50 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 688276