Please Mail Back
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,500.00

Phillip A. Hirst
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 19 79

Marie B. Cummings
Notary Public

MY COMMISSION EXPIRES: 6 February 1982
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney - 2525 Lebanon Road, Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip A. Hirst et ux (NAME)	Engel Mortgage Company, Inc. (NAME)	6DU23215
4760 Timberhill Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	146-4
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (CITY) (STATE) (ZIP)	94

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~~ I, Ruth W. Burgess, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip A. Hirst and wife, Margaret M. Hirst

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. 746 on the Plan of Caldwell Hall, Section Eleven as of record in Book 3300, page 54, Register's Office for Davidson County, Tennessee.

SAID Lot No. 746 fronts 119.52 feet on the easterly side of Timberhill Drive and runs back between lines 227.85 feet on the northerly line and 265.2 feet on the southerly line to a line at the rear measuring 125.75 feet thereon.

BEING the same property conveyed to Samuel E. Burgess and wife, Ruth W. Burgess by deed from Andrew Ewing, Trustee, of record in Book 3429, page 55, Register's Office for Davidson County, Tennessee, the said Samuel E. Burgess having since died.

This is improved (XX) unimproved ( ) property, known as 4760 Timberhill Drive, Nashville, Tennessee 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 my hand this 17th day of July, 19 79

RUTH W. BURGESS: Ruth W Burgess

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruth W. Burgess, a widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of July 1979.

Commission expires 6 February, 1982

Marie B. Cummings
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

WARRANTY DEED

FROM

RUTH W. BURGESS, A WIDOW

TO

PHILLIP A. HIRST ET UX

MARGARET M. HIRST

F 4 1 5 0 8

IDENTIF. REFERENCE

JUL 23 10 31 AM '79

FELIX Z. NELSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

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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
			52500.00- CO 136.50 CO TX .50 PRFEE 6.00 WDEED CHECK 143.00-	

8207A07/23/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F41508

IDENTIF. REFERENCE

JUL 23 10 31 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 698888