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

WARRANTY DEED

BOOK 5644 PAGE 138

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James H. Murphy and wife, Sharon B. Murphy	Mercantile Mortgage Company	133-13-98
(NAME) 518 Inwood Drive	(NAME) P. O. Box 14569	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37211	(STREET ADDRESS) St. Louis, Missouri 63178	
(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 James H. Murphy and wife, Sharon B. Murphy and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Frank D. Seydel and wife, Carol Lynn Seydel

have this day bargained and sold, and do hereby transfer and convey unto the said James H. Murphy and wife, Sharon B. Murphy *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 35 on the Map of Abbay Hall, Section One, as of record in Book 2331, page 18, Register's Office for said County. Said Lot No. 35 fronts 80 feet on the north side of Inwood Drive and runs back 176.9 feet on the west line, and 177.6 feet on the east line to a dead line in the rear on which it measures 80 feet.

Being the same property conveyed to Frank D. Seydel and wife, Carol Lynn Seydel by deed from John W. Judkins and wife, Judy G. Judkins, of record in Book 5052, page 37, Register's Office for said County.

This conveyance is subject to the plan of record in Book 2331, page 18, Register's Office for said County, shows an Owner's Certificate, a 75-foot minimum building setback line from Inwood Drive, and a 10-foot easement for public utility purposes; and restrictive covenants of record in Book 2345, page 514 and Book 2393, page 627, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 49,500.00

Subscribed and sworn to before me, this the 26 day of August 1980

My commission expires: 8-12-81 (Affix Seal)

Affiant James H. Murphy

Notary Public Doris L. Moran

unimproved ( )
This is improved (X) property, known as 518 Inwood Drive, Nashville, Tennessee 37211
(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 1980 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 26 *day of* August *19* 80*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank D. Seydel
Frank D. Seydel, by his attorney-in-fact

Carol Lynn Seydel
Carol Lynn Seydel

Carol Lynn Seydel

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5644 PAGE 139

Personally appeared before me, Doris E. Moran, *a Notary Public in and for said County and State,* Carol Lynn Seydel

the within named 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* 26th *day of* August, *19* 80

Doris E. Moran *Notary Public*

Commission expires 8-12-81

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 .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of August, 1980, before me, Doris E. Moran, a Notary Public in and for said County and State, personally appeared Carol Lynn Seydel, to me known to be the person who executed the foregoing instrument in behalf of Frank D. Seydel and acknowledged that she executed the same as the free act and deed of said Frank D. Seydel.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 1980.

Doris E. Moran
Notary Public

Commission expires 8-12-81

8952 08/29 135.20 CHECK

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

238608

WARRANTY DEED

FROM
Frank D. Seydel and wife,
Carol Lynn Seydel

TO
James H. Murphey and wife,
Sharon B. Murphey

G 0 5 0 8 8

IDENTIF. REFERENCE

AUG 29 9 40 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

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

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5644 PAGE 140

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			49500.00- CO	
			128.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 135.20-	
8952A08/29/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G05088

IDENTIF. REFERENCE

AUG 29 9 40 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 776922