BOOK 5807 PAGE 706 660002-7

John W. Kelley, Jr.
Kelley, Herbert & Crawf
2nd Floor, L & C Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
162-8-31	Mr/Mrs Philip H. Doyle	Churchill Mortgage Corp. 5775-C Peachtree Dunwoody Atlanta, GA. 30342
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
5DU-33468	63 Benzing Road	5315593
		PROPERTY IS ☒ 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 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 July 25, 1975, in the original principal sum of $26,500.00, payable to Mortgage Associates, Inc., 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 James M. Sullivan and wife, Linda G. Sullivan, to David L. Shirmeyer, Trustee, as of record in Book 4935, page 883 as modified in Book 4943, page 577,

JAMES M. SULLIVAN and wife, LINDA G. SULLIVAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto PHILIP H. DOYLE and wife, DIANNE E. DOYLE

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 Lot No. 38 on the Plan of Antioch Park, Section One, as of record in Book 3600, page 96.

Said Lot No. 38 fronts 75 feet on the south side of Benzing Road and extends back between parallel lines which measure 140 feet to a dead line in the rear measuring 75 feet thereon.

Being the same property conveyed to James M. Sullivan and wife, Linda G. Sullivan, by deed from Gary L. Conn and wife, Kathy N. Conn, as of record in Book 4935, page 881.

This conveyance is made subject to restrictions of record in Book 3861, page 744.

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 1981 taxes which have been prorated and assumed by Grantees.

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 15 day of October , 1981.

James M Sullivan
James M. Sullivan

Linda G. Sullivan
Linda G. Sullivan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5807 PAGE 707

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named James M. Sullivan and wife, Linda G. Sullivan 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 15 day of October, 19 81.

Notary Public

My commission expires: 4-18-82

NOTARY PUBLIC DAVIDSON COUNTY

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

$ 47,000.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October, 19 81

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

NOTARY PUBLIC DAVIDSON COUNTY

33¼

WARRANTY DEED

FROM JAMES M. SULLIVAN AND WIFE

TO PHILIP H. DOYLE AND WIFE

G 64201

IDENTIF. REFERENCE

Oct 16 2 39 PM '81

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 5807 PAGE 708

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

47000.00- CO
122.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 128.70-
3304A10/16/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 4 2 0 1 T

IDENTIF. REFERENCE

OCT 16 2 39 PM '81

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

No. 848597