BOOK 5803 PAGE 872

SEND TAX BILLS:
METROPOLITAN FEDERAL SAVINGS AND LOAN
230 Fourth Aven North
Nashville, Tn. 37219

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
Hendersonville, Tennessee

Address New Owner:
Terry W. Davis
103 Edgebrook Drive
Goodlettsville, Tn.

Map Parcel No.
11D 38505
33-11
24

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, SCOTT E. PHELPS AND WIFE, PATRICIA Z. PHELPS, hereinafter called the GRANTOR, has this day bargained and sold and by these presents does transfer and convey unto TERRY W. DAVIS AND WIFE, RITA F. DAVIS, as tenants by the entirety, hereinafter called the GRANTEE, their heirs and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Blair Manor, of record in Book 3300, Page 32, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 166 feet on the southerly side of Edgebrook Road and extends back 292.3 feet on the easterly line and 273 feet on the westerly line to a dead line, measuring 167.01 feet thereon.

Being the same property conveyed to Scott E. Phelps and wife Patricia Z. Phelps by deed from Marshall Shetter and wife, Alene B. Shetter of record in Book 5051, Page 566, Register's Office for Davidson County, Tennessee.

Subject to all restrictions and easements of record.

As part of the consideration for this conveyance GRANTEE agrees to assume and promises to pay, according to the terms and conditions thereof, the unpaid balance due on a first mortgage deed of trust of record in Book 5051, Page 568, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the GRANTEE, their heirs, successors and assigns, forever.

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

AND THE GRANTOR covenants with the GRANTEE that they are 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 herein provided.

THE GRANTOR further covenants and bind themselves, their heirs, successors and representatives to warrant and defend the title to the said land to the GRANTEE their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Part of the consideration of this conveyance is secured by a deed of trust recorded simultaneously herewith.

IN WITNESS WHEREOF, the GRANTOR has hereunto set their hand on this the 19th day of October, 1981.

X Scott E. Phelps
SCOTT E. PHELPS

X Patricia Z. Phelps
PATRICIA Z. PHELPS

STATE OF FLORIDA
COUNTY OF Duval

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named SCOTT E. PHELPS AND WIFE, PATRICIA Z. PHELPS, the bargainor 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 Jacksonville, Florida, this the 19th day of October, 1981.

Alice A. Mellon
NOTARY PUBLIC

My Commission Expires:
8-24-84

NOTARY PUBLIC STATE OF FLORIDA AT LARGE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $ 44,866.23

Rita J. Davis
AFFIANT

Subscribed and sworn to before me, this the 16th day of October, 1981.

Paulette P. Oldham
NOTARY PUBLIC

My Commission Expires:
4-2-83

NOTARY PUBLIC SUMNER COUNTY, TENN.

10/22 123.34- CHECK

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

IDENTIF. REFERENCE

OCT 22 8 26 AM '81
FELIX A. ROSS III REGISTER
DAVIDSON COUNTY, TENN.

G 6 5 1 7 7

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

RECEIVED OF _____

FOR _____

BOOK 5809 PAGE 874

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
			44866.23	CO
			116.74	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	123.24
4400A	10/22/81	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6517-7-1

IDENTIF. REFERENCE

Oct 22 8 26 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 849659