| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| Raymond Ben Sutton, et ux (NAME) | Same (NAME) | Map 61-7 |
| 809 Maplewood Lane (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Parcel 152 & 153 KB |
| Nashville, TN 37216 (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

**WARRANTY DEED**

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For and in consideration of the sum of Nine Thousand & no/100 ---------- DOLLARS

cash paid by buyers, receipt of which seller hereby acknowledges,

I, M. E. Phillips, an unmarried person, by Willie F. Phillips, Jr. Conservator,

have bargained and sold, and by these presents do transfer and convey unto the said Raymond Ben Sutton and wife, Billie Ruth Sutton

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lots Nos. 5 and 6 of Block "C" on the Map of Broadmoor, as of record in Book 547, pages 161 and 162, Register's Office for said County. Said Lots Nos. 5 and 6 front together 100 feet on the northerly side of Maplewood Avenue and extend back between parallel lines 150 feet to an alley.

BEING the same property conveyed to M. E. Phillips and wife, Roberta D. Phillips by deed from Marguerite W. Robertson, widow, of record in Book 2482, page 506, Register's Office for Davidson County, Tennessee, the said Roberta D. Phillips having since died. The said Willie F. Phillips being duly appointed Conservator for M. E. Phillips being the same as Marvin E. Phillips as of record in Minute Book 265, page 400, Probate Court for Davidson County, Tennessee and authorized and directed to sell the real property as of record in Minute Book _____, page _____ Probate Court for Davidson County, Tennessee.

1982 Taxes to be pro-rated and to be paid by buyer.

This is improved (X) property, known as 935 Maplewood Lane (House Number) (Street)

Nashville, Tennessee 37216 (P. O. Address) (City or Town) (Zip Code)

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.

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 1st day of November, 19 82.

Willie F. Phillips, Jr.

WILLIE F. PHILLIPS, JR. CONSERVATOR FOR M.E. PHILLIPS

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Willie F. Phillips, Jr. / Conservator for M. E. Phillips

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 1st day of November, 1982.

My commission expires 4-20-86 Notary Public Harold E. Collins

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 9,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Raymond B Sutton

Sworn to and subscribed before me this 1st day of Nov., 1982.

My commission expires 4-20-86 Notary Public Harold E. Collins

This instrument was prepared by:
Harold E. Collins, Attorney, 802-51st Avenue, North, Nashville, TN 37209
Name Address

7136 11/31/82 WARRANTY DEED H 15081

FROM PHILLIPS

TO SUTTON

IDENTIF. REFERENCE

Nov 1 12 43 PM '82
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

RECEIVED OF BOOK 5957 PAGE 941

FOR

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 9000.00- CO | |
| | | | 23.40 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 29.90- |
| 713641 | 11/01/82 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 15081

IDENTIF. REFERENCE

NOV 1 12 44 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 907696