OFFICIAL RECEIPT

Bk 10

FORM NO. WD-1

BOOK 5015 PAGE 373

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March, 1983

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys 1208 Fidelity Federal Building Nashville, TN 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen Josleyn (NAME)	OWNER (NAME)	33-16-72
206 Montchanin Terrace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	11D-41682
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Edwin A. Phelps and wife, Lois M. Phelps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Nelson, Stephen Josleyn and Ruffner Simmons

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. 53 on the Plan of Primrose Meadows, Section I, of record in Book 4675, page 18, Register's Office for Davidson County, Tennessee.

Said Lot 53 fronts 65 feet on the westerly margin of Macfie Drive and extends back 188.45 feet on the northerly line and 159.87 feet on the southerly line to a broken line in the rear measuring 98.15 feet thereon.

Being the same property conveyed to Edwin A. Phelps and wife, Lois M. Phelps, by deed from First American National Bank of Nashville of record in Book 5225, page 902, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4737, page 801 and amended in Book 5039, page 484, Register's Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved (X) improved ( ) property, known as 213 Macfie Drive, (House Number) (Street) Madison, TN. 37115 (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 our hand s this 2nd day of March, 19 83

X Edwin A. Phelps

X Lois M. Phelps

OFFICIAL RECEIPT

STATE OF MISSISSIPPI
County
Grenada)

BOOK 601 PAGE 374

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edwin A. Phelps and wife, Lois M. Phelps

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 Grenada Mississippi, this 2nd day of March 19 83

Commission expires January 11, 1986

Joyce K. Wheeler
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
Edwin A. Phelps and wife,
Lois M. Phelps

TO
Gary Nelson, Stephen Joslevn
and Ruffner Simmons

H 3 4 3 2 6

IDENTIF. REFERENCE

MAR 4 3 31 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

03/04 83.85 CHECK

1128

OFFICIAL RECEIPT

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

RECEIVED OF _____

BOOK 6015 PAGE 975

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
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-	
			1122A03/04/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 4 3 2 6

T IDENTIF. REFERENCE

MAR 4 3 32 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 933158