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File 30

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 49,726.99

Subscribed and sworn to before me, this the 29 day of February 19 84

My commission expires: 10/20/85 (Affix Seal)

Affiant: Timothy Gene Murphy

Notary Public: Patricia Ann Johnson

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY SOUTHEAST TITLE of Tennessee, Inc. Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201	
ADDRESS OF NEW OWNER: Timothy Gene Murphy	SEND TAX BILLS TO: Security Pacific Mortgage Corporation
STREET ADDRESS	2460 West 26th Avenue
CITY STATE ZIP	STREET ADDRESS Denver, CO 80201 CITY STATE ZIP
MAP NO. 086-12 4D-13107	PARCEL NO. 2.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Richard M. Boivin and wife Pamela C. Boivin

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Timothy Gene Murphy and wife Hilda Darlene Murphy

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 27 on the Plan of Hermitage Woods Subdivision, as of record in Plat Book 5050 at page 110, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Richard M. Boivin and wife Pamela C. Boivin by deed from Brent Valley Builders, Inc., recorded in Book 5449 at page 749, Registers Office for said County.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of Western Pacific Financial Corporation recorded in Book 5549 at page 752, Register's Office for Davidson County, which the Grantees herein agree to assume and pay.

I 0 6 1 1 9

IDENTIF. REFERENCE

MAR 2 10 15 AM '84

FELIX P. DUDLEY REGISTER
DAVIDSON COUNTY, TN

CHECK

03/02 135.72-

6880

THIS IS • IMPROVED PROPERTY KNOWN AS 497 Rockwood Drive, Hermitage, Tennessee 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 29 day of February 19 84

Richard M. Boivin

Pamela C. Boivin

State of Tennessee
County of Davidson BOOK 6240 PAGE 862

On this 29 day of February, 19 84, before me personally appeared Richard M. Boivin and wife Pamela C. Boivin to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

10/20/85

Patricia Ann Johnson
Notary Public

Patricia Ann Johnson

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

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RECEIVED OF _____

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
			49726.99- CAMT.	
			129.22 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	135.72-
			6880A03/02/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T06119

IDENTIF. REFERENCE

MAR 2 10 23 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 16968