Map 133-16
Par 79.1

WARRANTY DEED

MST Tract Reference:_____

THIS INDENTURE, made and entered into this 15th day of August, 1984, by and between

BETTY DOUGLAS TREVINO DEEN party of the first part, and

MURPHY OIL, USA, Inc., a Delaware Corporation party of the second part,

BOOK 6359 PAGE 755

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in County of Davidson, State of Tennessee:

Being Lot No. 4 on the Plan of Kenilworth Estates, Section 3, as of record in Book 2900, pages 149 and 150, Register's Office for said County.

Said Lot 4 fronts 70 feet on the southerly side of Tampa Drive and extends back between parallel lines 140 feet to a dead line. Being the same property conveyed to Betty Douglas Trevino, by deed from Raymond Earl Givens and wife, Patricia Ann Givens, of record in Book 3833, page 854, Register's Office for Davidson County, Tennessee. Betty Douglas Trevino and Betty Douglas Trevino Deen are one and the same person. Title to the aforedescribed real property is vested in Betty Douglas Trevino Deen. William R. Deen, husband of the said Betty Douglas Trevino Deen, joins herein for purposes of conformity and of conveying homestead and other rights therein arising **

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

** by virtue of his marriage to the said Betty Douglas Trevino Deen, but the said William R. Deen does not join in the covenants and warranties of this indenture.

The said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has good right to sell and convey the same; that the same is unencumbered, except subject to a 10-foot easement for public utilities along the rear line of the premises, a 30-foot buildng setback line from Tampa Drive, and conditions on owners certificate as shown on plan of record in Book 2900, pages 149 and 150, said Register's Office, and to restrictive covenants contained in an instrument of record in Book 3221, page 445, said Register's Office and 1984 taxes.

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

THE ESCROW ACCOUNT IS HEREBY TRANSFERRED BY THE SELLER TO THE PURCHASER, MURPHY OIL, USA, INC.

WITNESS the signature of the party of the first part the day and year first above written.

Betty Douglas Trevino Deen
Betty Douglas Trevino Deen

William R. Deen
William R. Deen

STATE OF TENNESSEE, COUNTY OF ~~SHELBY~~ DAVIDSON Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared

Betty Douglas Trevino Deen and husband William R. Deen

to me known to be the person.... described in and who executed the foregoing instrument, and acknowledged that ___ he executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 15th day of August 1984

My commission expires 10/27/85 Notary Public

(FOR RECORDING DATA ONLY)

Property address 293 Tampa Drive

Mail tax bills to: (Person or Agency responsible for payment of taxes)

Buyer
200 Peach St
El Dorado Ark.

This instrument prepared by:
David C. Doten, Jr.
969 Madison Ave., Suite 1003
Memphis, TN 38104

State tax	$ 114.92
Register's fee	.50
Recording fee	$6.00
Total	121.42

T.G. #

Return to:

Form 85 Revised 4/10/79

RUSH

I 43077

IDENTIF. REFERENCE

Aug 15 9 49 AM '84

FELIX Z. ZELLNER II REGISTER
DAVIDSON COUNTY, TN

I/we hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 114,166.67 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Betty T Deen
Affiant

Subscribed and sworn to before me this 15th day of Aug. 1984

W Weeden
Notary Public

Commission expires Aug. Reg.

Mid-South Title Insurance Corporation

P. O. BOX 432, MEMPHIS, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6359 PAGE 756

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
			44166.67- CAMT.	
			114.92 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	121.42-
			2237A08/15/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 3 0 7 7

IDENTIF. REFERENCE

AUG 15 9 50 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 0061018