FORM No. WD-1

FILE BOX 3

BOOK 6393 PAGE 993

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF September, 19 84

Notary Public

MY COMMISSION EXPIRES: 10/24/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred P. Edie	Security Financial & Mortgage Corporation	91-15
(NAME)	(NAME)	
318 52nd Avenue North	1611 Des Peres Road, Suite 320	157
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209	St. Louis, Missouri 63131	12W-07382
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, E.P.I.C., a joint venture composed of Bernard Sanderson and Billy G. Miracle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fred P. Edie and wife, Alison H. Edie

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:

BEING part of Block 8, Realty Savings Bank & Trust Company's Revised Plan of the West Extension of Charlotte Park Company's First Addition, of record in Plat Book 421, page 18, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to E.P.I.C., a joint venture composed of Bernard Sanderson and Billy G. Miracle, by deed from Patrick Tanner Wells and wife, Pauline M. Speed, of record in Book 6202, page 380, Register's Office for said County.

THIS conveyance is subject to any and all existing restrictions and easements of record.

I 5 3 4 5 5

IDENTIF. REFERENCE

Oct 2 8 51 AM '84

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 318 52nd Avenue North, (House Number) (Street) Nashville, Tennessee 37209 (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 heir 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 covey 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 17th day of September, 19 84

Attest: Billy G. Miracle

E.P.I.C., a joint venture
By: Bernard Sanderson

5338

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STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____, 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 _____, Tennessee, this _____ day of _____, 19 _____.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Bernard Sanderson and Billy G. Miracle, with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the joint venturer and joint venturer respectively of the E.P.I.C., a joint venture, the within named bargainor, and corporation, and that (he) as such joint venturers (they) joint venture and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the joint venture by the said Bernard Sanderson as such joint venturer, and attesting the same by the said Billy G. Miracle as such joint venturer.

Witness my hand and official seal at office at Nashville on this the 17th day of September 1984.

My commission expires 10-14-85

Notary Public

WARRANTY DEED

FROM

~~E.P.I.C., a joint venture~~

TO

Fred P. Edie
Alison H. Edie

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY AT LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			31000.00-	CAMT.
			80.60	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	87.10-
5038A	10/02/84	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1:53:45

IDENTIFICATION REFERENCE

OCT 2 8 11 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0073139

Void

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