FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

~~$95,174.38~~ $50,500. Hdq Na

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July, 1984

Grace W. Thea
Notary Public

MY COMMISSION EXPIRES 4/21/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Harry E. Margrave (NAME)	Mid-States Mortgage Corporation (NAME)	Map 82-8
4013 Port Cleburne (STREET ADDRESS OR ROUTE NUMBER)	GPO Box 463-A (STREET ADDRESS)	Par. 387
Hermitage, TN. 37076 (CITY) (STATE) (P O ZIP)	Detroit, MI. 48232 (CITY) (STATE) (ZIP)	19W-18935

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, John W. Phillips and Harold A. Ferguson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harry E. Margrave

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 Lot No. 25 of Block "F" on the Plan of Eastwood Addition, of record in Book 332, page 63, said Register's Office, to which plan reference is made for a more complete description.

BEING the same property conveyed to John W. Phillips and Harold A. Ferguson by deed from C & H Investment Company, a partnership, of record in Book 5901, page 218, Register's Office for Davidson County, Tennessee.

16151.0

IDENTIF. REFERENCE

May 5 12 27 PM '84

REGISTER
DAVIDSON COUNTY, TN

THIS conveyance subject to such Restrictive Covenants, easements and setback lines of record in said Register's Office

ECK

This is unimproved ( ) This is improved (X) property, known as 1005 Maxwell Avenue Nashville, TN 37206

(House Number) (Street) (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 10th day of June, 19 84

John W. Phillips

Harold A. Ferguson

11/85 137.50

4726

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named John W. Phillips and Harold A. Ferguson

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of June 1984.

Commission expires 4/21/85

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 (his oath / their several oaths) acknowledged (himself / themselves) 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
John W. Phillips and
Harold A. Ferguson

TO
Harry E. Margrave

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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		PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

5050.00 - STATE
131.00 - CITY TAX
.50 - CITY FEE
6.00 - CITY T
CHECK 137.50-
4726A11/05/84 3AL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 1 5 1 0

IDENTIF. REFERENCE

Nov 5 12 27 PM '84

DAVIDSON COUNTY, TN REGISTER

No. 0082850