STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

18,000.00 Zandine P Phillips
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF April, 19 85

Leon Sharber
Notary Public

MY COMMISSION EXPIRES: 2-2-88

LEON SHARBER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

BOOK 6532 PAGE 714

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Zandine P. Phillips (NAME)	Same (NAME)	MAP 82-7
804 North 5th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 417
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	20W-27730

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, Frank I. Westmoreland and wife Rosie Westmoreland

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Zandine P. Phillips and wife, Virginia M. Phillips

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. 28 in Miller's Addition to Edgefield, (now East Nashville), Tennessee, as of record in Plan Book 57, page 133, Register's Office for said County.

Said Lot No. 28 fronts 50 feet on the West side of North 5th Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Frank I. Westmoreland and wife, Mary E. Westmoreland by deed from W. J. Smith and wife, Lois T. Smith of record in Book 3068, page 502, Register's Office for Davidson County, Tennessee. The said Mary E. Westmoreland is now deceased.

CHECK 1 9 6 3 1 4 IDENTIF. REFERENCE APR 15 8 10 AM '85 DAVIDSON COUNTY, TN REGISTER

This is unimproved ( ) improved (xx) property, known as 804 North 5th Street, (House Number) (Street) Nashville, TN 37203 (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 hands this 4th day of April, 19 85

Rosie Westmoreland
Rosie Westmoreland

Frank I. Westmoreland
Frank I. Westmoreland

Witness: His mark → X

Warren Bilbo

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank I. Westmoreland and wife Rosie Westmoreland

the bargainors, 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 4th day of April 1985

Commission expires 2-27-89

Notary Public

STATE OF TENNESSEE }

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 offics at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Frank I. Westmoreland
Rosie Westmoreland

TO
Zandine P. Phillips
Virginia M. Phillips

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK 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	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
			18000.00- CAMT.	
			46.80 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	53.30-
7698A04A15/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-9 6.3 I 4

IDENTIF. REFERENCE

APR 15 8 10 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 124636