WARRANTY DEED

This Instrument Prepared by:
Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

BOOK 6548 PAGE 37

ADDRESS OF NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP—PARCEL NUMBERS
Marshall H. Murdock (NAME)	Fidelity Federal Savings (NAME)	Map 75-12
816 Luxemburg Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 4
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

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, STEPHEN G. MILLER, III and wife, JO ANN MILLER, by and through their lawful Attorney in Fact MRS. S. G. MILLER, JR., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARSHALL H. MURDOCK and wife, KATHERINE W. MURDOCK, as tenants by the entirties, 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. 166 on the Plat of Highlands of Tulip Grove, Section 3, of record in Plat Book 4675, Page 140, Register's Office of Davidson County, Tennessee.

Said Lot No. 166 fronts 43 feet on the southwesterly and turnaround Luxemburg Drive and extends back 170 feet on the northerly line and 133.40 feet on the southerly line, to a line on the rear on which it measures 171.43 feet.

Being the same property conveyed to Stephen G. Miller, III and wife, Jo Ann Miller by deed of record in Book 5030, Page 320, Register's Office of Davidson County, Tennessee.

As part of the consideration hereof Grantees hereby agree to assume the indebtedness owing to Third National Bank as evidenced by instrument of record in Book 5030, Page 322, Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:
(1). Setback lines, owners certificates, easements and other encumbrances contained in the Plan of Highlands of Tulip Grove, Section 3, of record in Plat Book 4675, Page 140, Register's Office of Davidson County, Tennessee.
(2). Restrictive covenants for Highlands of Tulip Grove, Section 3, of record in Book 4849, Page 767, and made applicable at Book 4793, Page 157 and amended by instruments of record in Book 5028, Page 357; Book 5545, Page 321; and Book 6017, Page 179, all in the Register's Office of Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 816 Luxemburg Drive, Hermitage, TN 37076.

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, successors, assigns 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.

POSSESSION TO BE GIVEN date of deed

EXECUTED ON THIS THE 26th DAY OF April, 19 85

Stephen G. Miller III by
Mrs S. G. Miller, Jr. atty in fact

STEPHEN G. MILLER, III, by and through his Attorney in Fact, Mrs. S. G. MILLER

Jo Ann Miller by
Mrs S. G. Miller, Jr. atty in fact

JO ANN MILLER, by and through her Attorney in Fact, Mrs. S.G. MILLER

BOOK 6548 PAGE 38

STATE OF TENNESSEE, WILSON COUNTY

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, _____

_____

the within named bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in _____, Tennessee, this _____ day of _____, 19_____.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE, WILSON COUNTY

Before me, the undersigned authority of the State and County aforesaid, personally appeared _____

_____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of _____,

the within name bargainor, a corporation, and that _____ as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

WITNESS my hand and seal, at office at in _____, Tennessee, this _____ day of

STATE OF TENNESSEE, WILSON COUNTY

On this 26 day of April, 1985, before me personally appeared MRS. S. G. MILLER, JR., to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of STEPHEN G. MILLER,III and wife, JO ANN MILLER, acknowledged that they executed the same as their free act and deed of said MRS. S. G. MILLER, JR..

WITNESS my hand in Mt. Juliet, Tennessee.

MY COMMISSION EXPIRES: 6-12-85

Marilyn Sutherland
NOTARY PUBLIC

MARILYN SUTHERLAND NOTARY PUBLIC WILSON COUNTY, TENNESSEE AT LARGE

J.0154B

WARRANTY DEED

FROM
STEPHEN G. MILLER, III,
and wife,
JO ANN MILLER

TO
MARSHALL H. MURDOCK
and wife,
KATHERINE W. MURDOCK

IDENTIF. REFERENCE

MAY 3 10 49 AM '85
REGISTER
DAVIDSON COUNTY, TN

Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 62,945.04, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Marshall H Murdock
Affiant

Subscribed and sworn to before me this the 26th day of April, 1985

My Commission Expires: 6-12-85

Marilyn Sutherland
Notary Public

MARILYN SUTHERLAND NOTARY PUBLIC WILSON COUNTY, TENNESSEE AT LARGE

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

RECEIVED OF _____

FOR _____

BOOK 6548 PAGE 39

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

62945.04- CAMT.
163.54 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 170.04-
4068A05/03/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O. 1 5 4 8

IDENTIF. REFERENCE

MAY 3 10 49 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 130850