THIS INSTRUMENT PREPARED BY: PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:

John K. Wolfe et ux
516 Brambleawood Dr.
Nashville, TN. 37220

SEND TAX BILLS TO:

Same

MAP-PARCEL NUMBERS:

Part of 172-137

BOOK 6605 PAGE 191

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, R. T. Phillips Investment Company, Inc.,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John K. Wolfe and wife, Deborah J. Wolfe

hereinafter called the Grantee, Grantee's 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. 63 on the plan of Section Four, Myrtlewood Estates, of record in Book 6200, page 214, Register's Office for said County.

SAID Lot No. 63 fronts 105.76 feet on the northerly margin of Woodland Hills Drive and extends back 209.11 feet on the easterly line and 208.87 feet on the westerly line to a dead line in the rear, measuring 105.76 feet thereon.

BEING part of the same property conveyed to R. T. Phillips Investment Company, Inc. by Quitclaim Deed from William B. Phillips, Betty Phillips Hagan and Robert T. Phillips, as tenants in common, of record in Book 6291, page 245, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

Subject to the same restrictions imposed on Myrtlewood Estates, Section I, by instrument of record in Book 5801, page 814, as amended in Book 6007, page 776, both in the Register's Office for Davidson County, Tennessee.

This is (un)improved property, known as Lot 63 Myrtlewood, Section Four, Davidson County, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 16th day of April, 1985.

R. T. PHILLIPS INVESTMENT COMPANY, INC.

BY: Robert T. Phillips

STATE OF TENNESSEE
COUNTY OF Davidson

On this 16th day of April, 1985, before me personally appeared Robert T. Phillips, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/25/89

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Robert T. Phillips, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the R. T. PHILLIPS INVESTMENT COMPANY, INC., the within named bargainor, a corporation, and that he as such Chairman, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Chairman. Witness my hand and official seal, at office in Brentwood, Tennessee, this 16th day of April, 1985.

Pat Vaine
Notary Public

My Commission Expires: 3-25-89

BOOK 6505 PAGE 192

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $26,000.00.

John C. Wilkins
Affiant

Subscribed and sworn to before me, this the 12th day of ~~April~~ July, 1985.

B. Edwards - Dep. Reg.
Notary Public

~~My Commission Expires:~~

1924 07/12/85 1-61 PM CHECK

J 2 0 3 3 1

IDENTIFICATION REFERENCE

JUL 12 2 34 PM '85

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

from:

R. T. PHILLIPS INVESTMENT COMPANY, INC.

to:

JOHN K. WOLFE ET UX

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
(TN-23507)

dp

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6605 PAGE 193

RECEIVED OF_____

FOR_____

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

260[illegible] SALE
67.00 STATE
.50 [illegible]
6.00 [illegible]
CHECK 74.[illegible]
7261A07/12/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J20331

IDENTIF. REFERENCE

JUL 12 12 34 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 153476