BOOK 7504 PAGE 609

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF _____, 19__

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JOHN O. PHILLIPS, III AND (NAME) | JOHN O, PHILLIPS, III (NAME) | 148-6-142 |
| WIFE CLAIRE M. PHILLIPS (STREET ADDRESS OR ROUTE NUMBER) | 1410 PARKLAWN DR. (STREET ADDRESS) | 5DU-76546 |
| 406 DERRICK COURT ANTIOCH TN 37013 (CITY) (STATE) (ZIP) | MURFREESBORO, TN 37130 (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, WE, Rex A. Wilson and wife, Sheila R. Wilson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN O. PHILLIPS, III AND WIFE CLAIRE 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: 142.58

Land in Davidson County, Tennessee, being Lot No. 13A on the Plan of Bakertown Gardens, Section II, of record in Plat Book 6250, page 407, Register's Office for said County, to which reference is made for a more complete legal description.

Being the same property conveyed to Rex A. Wilson and wife, Sheila R. Wilson by deed from Robert E. Sparkman and wife, Karen B. Sparkman as of record in Book 7469, page 952, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,646.00

Sheila R. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 88

S Chandler
Deputy Register

RUSH

MAR 31 2 25 PM '88
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

17425.

This is unimproved (XX) improved ( ) property, known as 406 Derrick Court, Antioch, Tennesseee 37013
(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 their hand s this 31st day of March, 19 88

Rex A. Wilson

Sheila R. Wilson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rex A. Wilson and wife, Sheila R. Wilson

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31 day of March, 1988.

Kathy M. Hardiet Notary Public

Commission Expires July 29 1990

STATE OF TENNESSEE
Davidson County

Before me, Kathy M. Hardiet a Notary Public in and for the State and County aforesaid, personally appeared Rex A. Wilson : wife Sheila R. Wilson

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at Mullen, Tenn., this 31 day of March, 1988.

Kathy M. Hardiet Notary Public

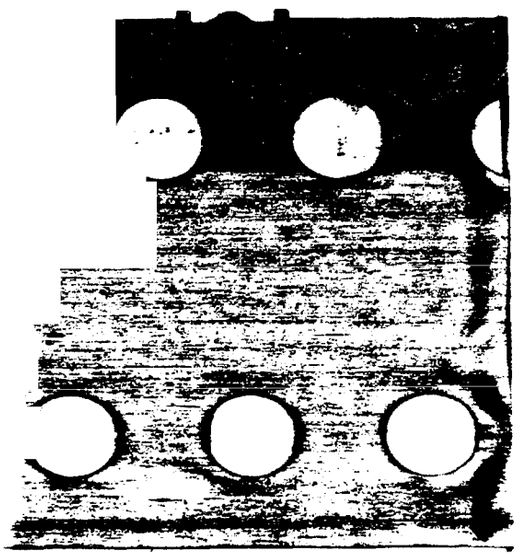
Commission Expires July 29 1990

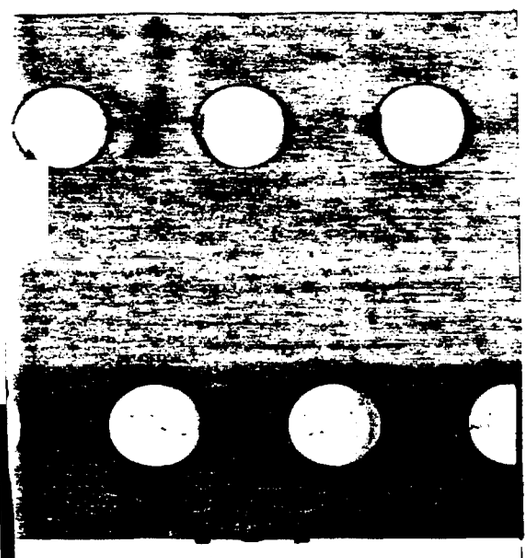
WARRANTY DEED

FROM
Rex A. Wilson and wife, Sheila R. Wilson

TO
JOHN O PHILLIPS, III AND WIFE
CLAIRE M. PHILLIPS

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.





**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 TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|
| | | | | |

| | |
|---|---|
| CAMT | 48646.00 |
| CON TX | 136.08 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 142.58 |
| CHECK | 142.58 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1552

17425

IDENTIFICATION REFERENCE

MAR 31 2 25 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 76081