File #6798
FILE BOX 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

BOOK 7559 PAGE 286

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MALCOLM T. MACPHEE (NAME)	CITICORP MORTGAGE, INC. ATTN: TAX DEPT. (NAME)	~~MAP 103-12~~
212 Lauderdale Road (STREET ADDRESS OR ROUTE NUMBER)	M.S. 309 P.O. BOX 790009 (STREET ADDRESS)	~~PARCEL 135~~
~~Nashville (CITY) Tennessee (STATE) 37205 (P. O. ZIP)~~	ST. LOUIS (CITY) MO (STATE) 63179-0009 (ZIP)	~~FBN 26W3755~~

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, WILLIAM L. CAMPBELL and wife, ELIZABETH A. CAMPBELL and JAMES L. FOWLER and wife, NELL C. FOWLER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MALCOLM T. MACPHEE and wife, JOYCE S. MACPHEE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 32 Block "C" on the Plan of Cherokee Park Second Section, as of record in Plat Book 547, pages 175 & 176, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to William L. Campbell and wife, Elizabeth A. Campbell & James L. Fowler and wife Nell C. Fowler by deed from Enrique Silberman and wife, Sonia S. Silberman of record in Book 7190, page 87, said Register's Office.

This conveyance is subject to: (1) 1988 taxes, which have been prorated and assumed by the Grantees herein; and (2) All matters appearing on the plan of record in Plat Book 547, pages 175 & 176, said Register's Office.

0319 06/01 0101 03CHECK 524.50

3561.9

IDENTIFICATION REFERENCE

JUN 1 2 40 PM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 212 Lauderdale Road, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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 and to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of May, 1988

William L. Campbell
WILLIAM L. CAMPBELL

Elizabeth A. Campbell
ELIZABETH A. CAMPBELL

James L. Fowler
JAMES L. FOWLER

Nell C. Fowler
NELL C. FOWLER

BOOK 7559 PAGE 287

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM L. CAMPBELL and wife, ELIZABETH A. CAMPBELL with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 27th day of May, 19 88.

My commission expires 1/10/89 Notary Public

STATE OF
COUNTY

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

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19.

My commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James L. Fowler and wife, Nell C. Fowler with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 27th day of May, 1988.

My commission expires 1/10/89 Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

Malcolm T. MacPhee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May, 1988

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

WILLIAM L. CAMPBELL and wife,
ELIZABETH A. CAMPBELL and
JAMES L. FOWLER and wife,
NELL C. FOWLER

TO

MALCOLM T. MACPHEE and wife,
JOYCE S. MACPHEE

RETURN TO:
FILE BOX 38

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7559 PAGE 288

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 185,000.00
~~187000.00~~
CON TX 518.00
PRFEE 0.50
WDEED 6.00
BANK 524.50
CHECK 524.50

06/01/88 01 14:43 0001 0319

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3561.9

IDENTIFI REFERENCE

JUN 1 2 40 PM '88

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY TN

No. 97228