BOOK 7690 PAGE 452

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October 19 88

Notary Public

MY COMMISSION EXPIRES December 29, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 111 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
PHILLIP F. ROGERS	SECURITY FINANCIAL & MORTGAGE	4D 43790
(NAME)	(NAME)	
1009 JONES STREET	1611 DES PERES ROAD, SUITE 320	44-15-330
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
OLD HICKORY , TN 37138	ST. LOUIS, MISSOURI 63131	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. 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, BILLY SANDERS TAYLOR AND WIFE, CHLOE ANN TAYLOR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PHILLIP F. ROGERS AND WIFE, KELLY B ROGERS

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. 87 ON THE PLAN OF THE VILLAGE OF OLD HICKORY SECTION B, OF RECORD IN PLAT BOOK BOOK 1424, PAGE 67, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO WILLIE A. TAYLOR AND GOLDIE S. TAYLOR, HIS WIFE, BY DEED OF RECORD IN BOOK 2012, PAGE 171, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID WILLIE A. TAYLOR HAVING PREDECEASED GOLDIE S. TAYLOR ON SEPTEMBER 27, 1970 IN DAVIDSON COUNTY, TENNESSEE. THE SAID GOLDIE S. TAYLOR HAVING DIED ON APRIL 30, 1988 IN DAVIDSON COUNTY, TENNESSEE. REFERENCE IS HEREBY MADE TO THE WILL OF GOLDIE S. TAYLOR, DECEASED, OF RECORD IN WILL BOOK 162, PAGE 859, PROBATE COURT FOR DAVIDSON COUNTY, TENNESSEE IN WHICH SUBJECT PROPERTY WAS DEVISED TO BILLY SANDERS TAYLOR.

REFERENCE IS HEREBY MADE TO THE POWER OF ATTORNEY OF CHLOE ANN TAYLOR BEING RECORDED SIMULTANEOUSLY HEREWITH.

THE AFFIDAVIT OF ATTORNEY IN FACT IS HEREBY ADDED TO AND MADE A PART HEREOF.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS AND EASEMENTS OF RECORD.

This is improved X property, known as 1009 JONES STREET , OLD HICKORY , TN , 37138 (unimproved)
(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 hand s this 27th day of October , 19 88

BILLY SANDERS TAYLOR: Billy Sanders Taylor

CHLOE ANN TAYLOR: Chloe Ann Taylor by Billy Sanders Taylor her Attorney-in-fact

STATE OF TENNESSEE
County of DAVIDSON

Personally appeared before me, BILLY SANDERS TAYLOR

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

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

Commission expires December 29, 1990

W. K. GEORGAS, JR. Notary Public

STATE OF TENNESSEE
County of DAVIDSON

Personally appeared before me, BILLY SANDERS TAYLOR, in his capacity as ATTORNEY-IN-FACT for CHLOE ANN TAYLOR

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the ATTORNEY-IN-FACT 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 27th day of October, 19 88

Commission expires 12/29/90

W. K. GEORGAS, JR. Notary Public

WARRANTY DEED

FROM
BILLY SANDERS TAYLOR etux

TO
PHILLIP F. ROGERS etux

PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
P.O. Box 1733
Hendersonville, TN 37077

AFFIDAVIT
OF
ATTORNEY IN FACT

PURSUANT TO THE POWER OF ATTORNEY
OF CHLOE ANN TAYLOR

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this Affidavit, or a Certified True Copy of this Affidavit, is attached by exhibit thereto was executed by the undersigned as Attorney in Fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power and authority granted unto the undersigned by the said principal.

3. That the undersigned has no knowledge or notice of the termination of the power and authority granted unto the undersigned as Attorney in Fact for the said principal, either by revocation or by the said principal's death, disability or incapacity.

FURTHER THE AFFIANT SAITH NOT:

WITNESS my hand on this the 27th day of October, 1988, at Madison, Tennessee.

Billy Sanders Taylor
BILLY SANDERS TAYLOR

Sworn to and subscribed before me, this the 27th day of October, 1988.

W. K. GEORGAS, JR. Notary Public

My Commission Expires:
12/29/90

W. K. GEORGAS, JR. NOTARY PUBLIC AT LARGE

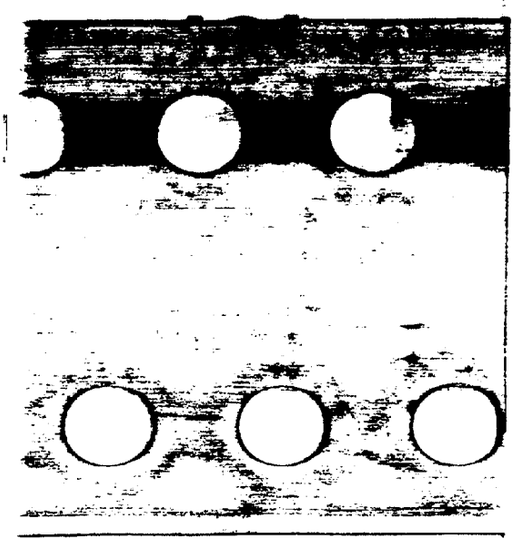
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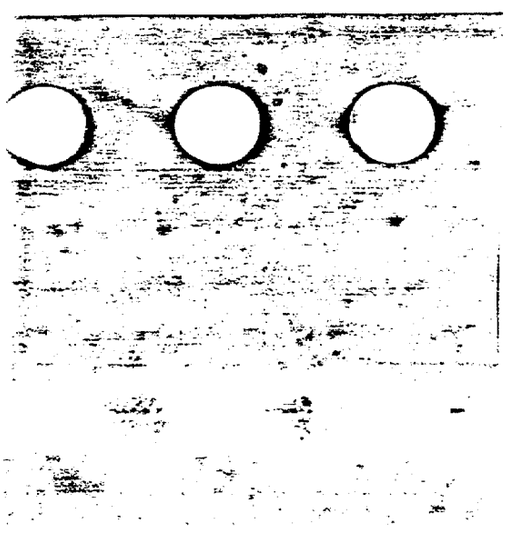
IDENTIFICATION

OCT 31 10 22 AM '88

FELIX Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN

2413 10/31 0101 03CHECK 217-07





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 62900.00
				CON TX 207.57
				PRFEE 0.50
				WDEED 9.00
				TOTAL 217.07
				CHECK 217.07
10/31/88	01			10:23 0001 2413

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80952

IDENTIFICATION

OCT 31 10 22 AM '88

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY

No. 149136