File Box 9

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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,000.00

Connie M. Phillips
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF November, 1988.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 7-13-91

(AFFIX SEAL)

JOHN V. ADAMS NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Connie M. Phillips (NAME)	New Owner (NAME)	Map 44-11
408 Cleves Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 120
Old Hickory, TN 37138 (CITY) (STATE) (P. O ZIP)	(CITY) (STATE) (ZIP)	FB# 4D42800

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, Geraldine Welch Jerkins and husband, E. Ray Jerkins,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Connie M. Phillips, unmarried,

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. 49 on the plan of Section "A" Village of Old Hickory, of record in Book 1424 at page 68, Register's Office for said County, and to which plan reference is made for a more complete description thereof.

Being the same property conveyed to Geraldine Welch Jerkins by deed from Ira Park Welch, of record in Book 5899 at page 472, said Register's Office.

This conveyance is made subject to (a) a 5-foot easement for water of record in Book 1762 at page 528, said Register's Office and (b) the matters set forth on the above referenced plan of record.

E. Ray Jerkins joins in this conveyance for the sole purpose of conveying such marital interest, if any, he may have in subject property.

5248 11/07 0101 03CHECK 151.70

This is unimproved ( ) improved (XX) property, known as 408 Cleves Street, Old Hickory, Tennessee 37138
(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 hands this 4th day of November, 1988

Geraldine Welch Jerkins

E. Ray Jerkins

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Geraldine Welch Jerkins and husband, E. Ray Jerkins

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 4th day of November 19 88.

Commission expires 7-13-91

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Geraldine Welch Jerkins and husband, E. Ray Jerkins

TO

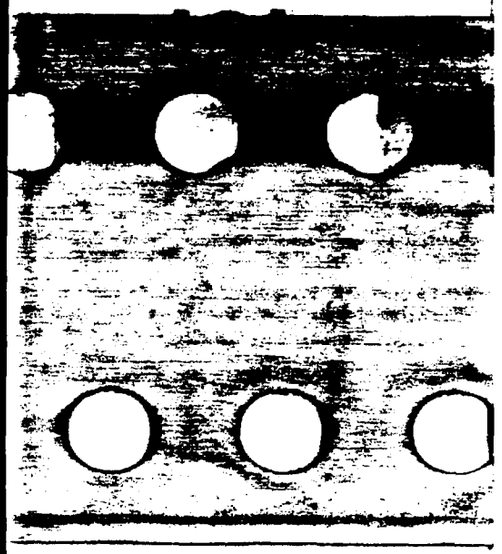
Connie M. Phillips, unmarried

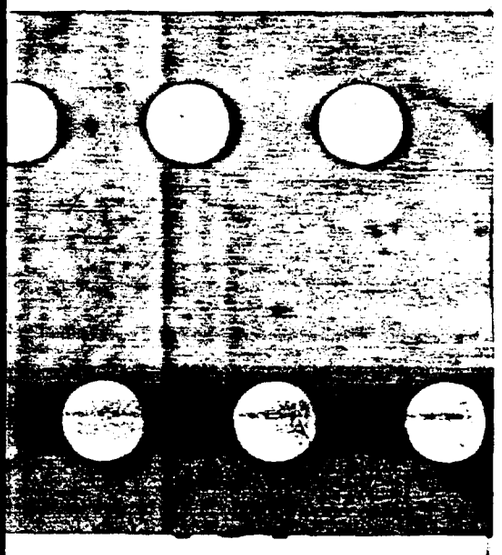
Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

NOV 7 2 PM '88

8339

RETURN TO: JEFFERSON





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	44000.00
CON TX	145.20
PRFEE	0.50
WDEED	6.00
TOTAL	151.70
CHECK	151.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 5248

83396

IDENTIFICATION REFERENCE

Nov 7 2 24 PM '88

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 151840