BOOK 7703 PAGE 595 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000

Betty P. Hill
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF Nov. 1988.

B. Edwards
Notary Public

~~MY COMMISSION EXPIRES:~~ Dep. Reg.
~~(AFFIX SEAL)~~

THIS INSTRUMENT WAS PREPARED BY
William T. Castles - 95 White Bridge Rd., Nashville, TN 37205
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mrs. Betty Hill (NAME)	New Owner (NAME)	3D54115
2528 Stones River Ct. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 74:13
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcel 5

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, Vera K. Phillips and Thomas N. Phillips, Jr.

Vera K. Phillips Thomas N. Phillips Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mrs. Betty Hill

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:

All of grantors right title and interest in Lot 7 on the Plan of Two Rivers, as of record in Book 3600, page 65, Register's Office for said Coun

Said Lot No. 7 fronts 41.45 feet on the easterly side of Stones River Court and extends back 180.2 feet, more or less, on the northerly line and 335.9 feet, more or less, on the southerly line to the Cumberland River, measuring 310 feet, more or less, thereon.

Said property was transferred by Warranty Deed at Book 3858, page 703, Register's Office, Davidson County, Tennessee to Thomas N. Phillips and wife, Vera K. Phillips, and Betty P. Selph. Thomas N. Phillips having died, his interest being held with his wife as tenant in the entiret passed to his wife, Vera K. Phillips, and grantors now convey all of Vera K. Phillips interest in said property to Betty Hill, who before her present marriage was Betty Selph, and a widow.

Betty Hill and Thomas N. Phillips, Jr. were the only children of Thomas N. Phillips and Vera K. Phillips. Thomas N. Phillips, Jr. hereby joins in this conveyance to transfer all interest, if any, he may have in the property to Betty Hill.

This conveyance is made subject to a perpetual easement and right to flood premises, or such parts thereof as may be necessary as a result of operation of the Cheatham Lock and Dam Project on the Cumberland River, wit all other and additional rights as are fully set out in Deed of Flowage Easement from E.P. Radabaugh and wife, Cliffadeane Radabaugh, to United States of America, of record in book 2240, page 613, said Register's Office 50-ft. easement for public utilities and drainage across premises as shown on plan of record in book 3600, page 65, and set out in instrument of recor in book 3795, page 799, said Register's Office: 40-ft. bldg. setback line from Stones River Court, and conditions of owners certificate, as shown on plan of record in book 3600, page 65, said Register's Office: and to restrictive covenants as set out in book 3793, page 125, said Register's Offi

This is improved ( ) unimproved (X) property, known as 2528 Stones River Court, Nashville, TN 37214
(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 hand this 8th day of November, 1988

X Vera K. Phillips

X Thomas N. Phillips Jr.

STATE OF TENNESSEE
Davidson County

BOOK 7703 PAGE 596

Personally appeared before me, Donna J. Crean, a Notary Public in and for said County and State, the within named Vera K. Phillips

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Life Care Center, Tennessee, this 8th day of November, 1988.

Commission expires Sept. 26, 1992

Donna J. Crean
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

8552

WARRANTY DEED

FROM

TO

Nov 15 1 11 PM '88

RUSH

7771 11/15 0101 03CHECK 171.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

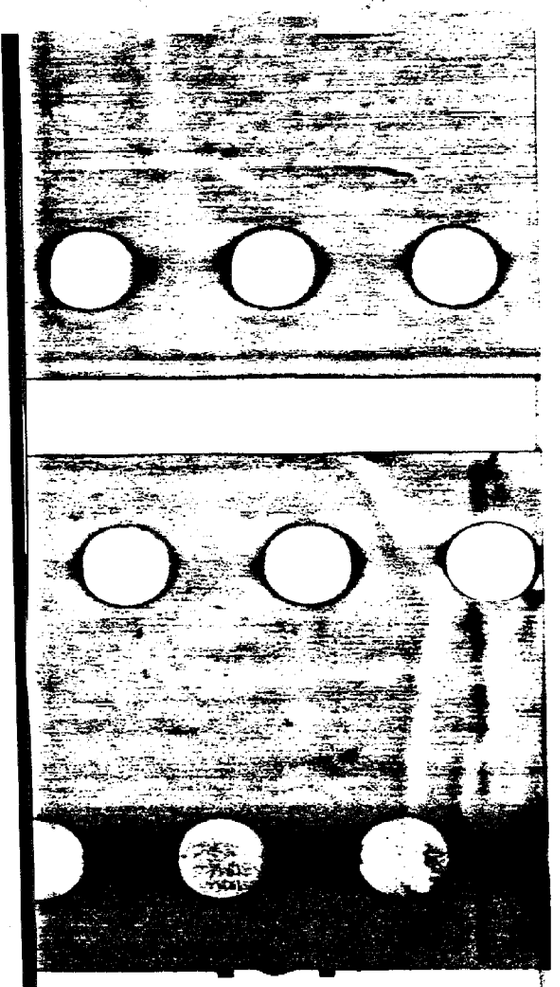
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Donna J. Crean, a Notary Public in and for said County and State, the within named Thomas N. Phillips, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Life Care Center, Tennessee, this 8th day of November, 1988.

Donna J. Crean
Notary Public

My Commission Expires:
Sept. 26, 1992

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7703 PAGE 597

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 50000.00
CON TX 165.00
PRFEE 0.50
MDEED 6.00
TOTAL 171.50
CHECK 171.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/15/88 01 13:13 0001 7771

85552

TENTH REFERENCE

Nov 15 1 11 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 154330