BOOK 7812 PAGE 846

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 19 89

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
MICHAEL L. HALL	INVESTORS FEDERAL SAVINGS BANK	4D44360
(NAME)	(NAME)	
1004 BIRDSALL STREET	2021 RICHARD JONES ROAD	44-15-349
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
OLD HICKORY , TN 37138	NASHVILLE, TENNESSEE 37215	
(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, JANE A. MURPHY, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL L. HALL AND WIFE, CATHERINE M. HALL

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. 44 ON THE PLAN OF VILLAGE OF OLD HICKORY, SECTION B, OF RECORD IN PLAT 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 JANE A. MURPHY BY DEED OF RECORD IN BOOK 5970, PAGE 699, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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

REFERENCE IS HEREBY MADE TO THE FULL GENERAL POWER OF ATTTORNEY OF JANE A. MURPHY OF RECORD IN BOOK 5991, PAGE 114, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. REFERENCE IS ALSO MADE TO THE AFFAIDAVIT OF ATTORNEY IN FACT BEING RECORDED SIMULTANEOUSLY HEREWITH.AS EXHIBIT "A"

APR 10 10 52 AM '89

INSTRUMENT NO.

23350

This is improved X unimproved property, known as 1004 BIRDSALL STREET , OLD HICKORY , TN , 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 my hand this 31st day of March, 19 89

JANE A. MURPHY: Jane A. Murphy

BY: WILLIAM W. DAVENPORT, her Atty-in-Fact:

STATE OF TENNESSEE
County of
Personally appeared before me,

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 day of , 19

Commission expires

Notary Public

STATE OF TENNESSEE
County of DAVIDSON
Personally appeared before me, WILLIAM W. DAVENPORT, in his capacity as Attorney-in-Fact for JANE A. MURPHY, unmarried

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 31st day of March 1989

Commission expires 12/29/90

W. K. GEORGAS, JR.:

Notary Public

WARRANTY DEED

FROM

JANE A. MURPHY, Unmarried

TO

MICHAEL L. HALL etux

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

EXHIBIT "A" BOOK 7812 PAGE 848

AFFIDAVIT OF ATTORNEY IN FACT

PURSUANT TO THE POWER OF ATTORNEY OF:

JANE A. MURPHY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

REFERENCE is hereby made to the "Full General Power of Attorney" of Jane A. Murphy of record in Book 5991, Page 114, Register's Office for Davidson County, Tennessee; TO WIT:

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 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 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.

4. That the relationship of the undersigned as being the son-in-law of the said principal has not changed by death, marital separation, divorce or otherwise.

FURTHER THE AFFIANT SAYETH NOT:

WITNESS my hand on this the 4th day of April, 1989.

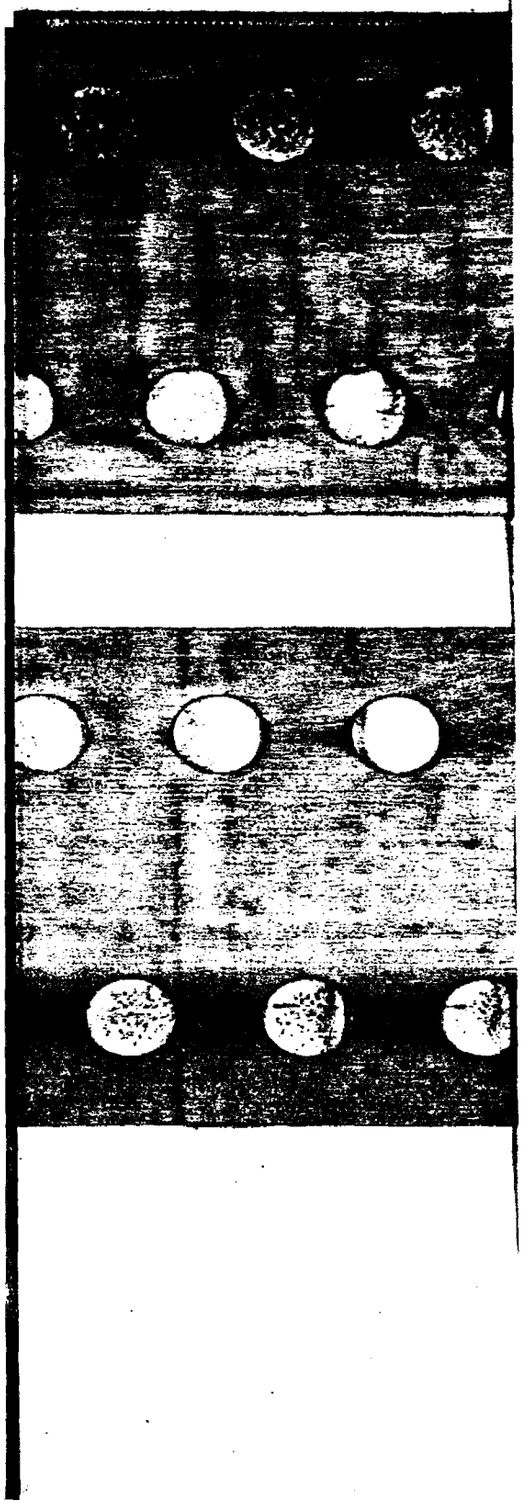
William W. Davenport
William W. Davenport

SWORN to and subscribed before me, this the 4th day of April, 1989.

W. K. Georgas, Jr., Notary Public

My Commission Expires: 12/29/90

3916 04/10 0101 03CHECK 174.17



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

RECEIVED OF _____

FOR _____

BOOK 7812 PAGE 849

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	49900.00
CON TX	164.67
PRFEE	0.50
MDEED	9.00
TOTAL	174.17
CHECK	174.17

04/10/89 01 10:53 0001 3916

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23350

IDENTIFICATION REFERENCE

APR 10 10 52 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 198326