BOOK 8397 PAGE 193 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF July 19 91

Notary Public

MY COMMISSION EXPIRES: May 22, 1993
(AFFIX SEAL)

This deed has been prepared from information provided by the parties.

Ted A. Burkhalter
Attorney At Law
NAME

THIS INSTRUMENT WAS PREPARED BY Suite 303 Centennial Plaza
Twenty-Ninth Avenue North
Nashville, Tennessee 37203
ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David G. Gober (NAME)	CityFed Mortgage Company (NAME)	Map 71-3
P. O. Box 70400 (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	Parcel 145
Nashville, TN 37207 (CITY) (STATE) (P.O. ZIP)	Springfield, OH 45501 (CITY) (STATE) (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 Ted A. Burkhalter, Trustee for Van H. Phillips,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David G. Gober

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:

Being the southerly 70 ft. of Lots No. 155 and 156 on the plan of J. B. Haynie's Oriental Plan as of record at Book 161, pages 26 and 27, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 155 fronts 70 ft. on the easterly side of Sultana Avenue and together with part of Lot No. 156 extends back between parallel lines with the northerly margin of an alley, 200 ft. to the westerly line of Lot No. 157.

The aforesaid description was taken from the preceding deed of record.

Being the same property conveyed to Ted A. Burkhalter, Trustee, by quitclaim deed from Van H. Phillips, unmarried, of record at Book 6987, page 428, Register's Office for said county, and being the same property conveyed by warranty deed from Darryl L. Overton, unmarried to Van H. Phillips of record at Book 6628, page 495, said Register's Office.

This conveyence is made subject to an existing deed of trust of record at Book , page , Register's Office for Davidson County, TN.

This is unimproved ( ) improved (X) property, known as 138 Sultana Avenue, Nashville, Tennessee 37207
(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 3rd day of July, 1991

Ted A. Burkhalter
TED A. BURKHALTER
TRUSTEE

Van H. Phillips
VAN H. PHILLIPS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Van H. Phillips

Ted A. Burkhalter

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of July, 19 91.

Commission Expires May 22, 1993

Freda R. Swafford, Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Ted A. Burkhalter

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trustee of the ~~corporation~~, and that he as such Trustee, executed the foregoing instrument for the purpose therein contained, by signing ~~the name of the corporation~~ his name by himself as Trustee.

Witness my hand and official seal at Nashville, Tennessee this 3rd day of July, 19 91.

Commission Expires May 22, 1993

Freda R. Swafford, Notary Public

3 0 4 6 6.

WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

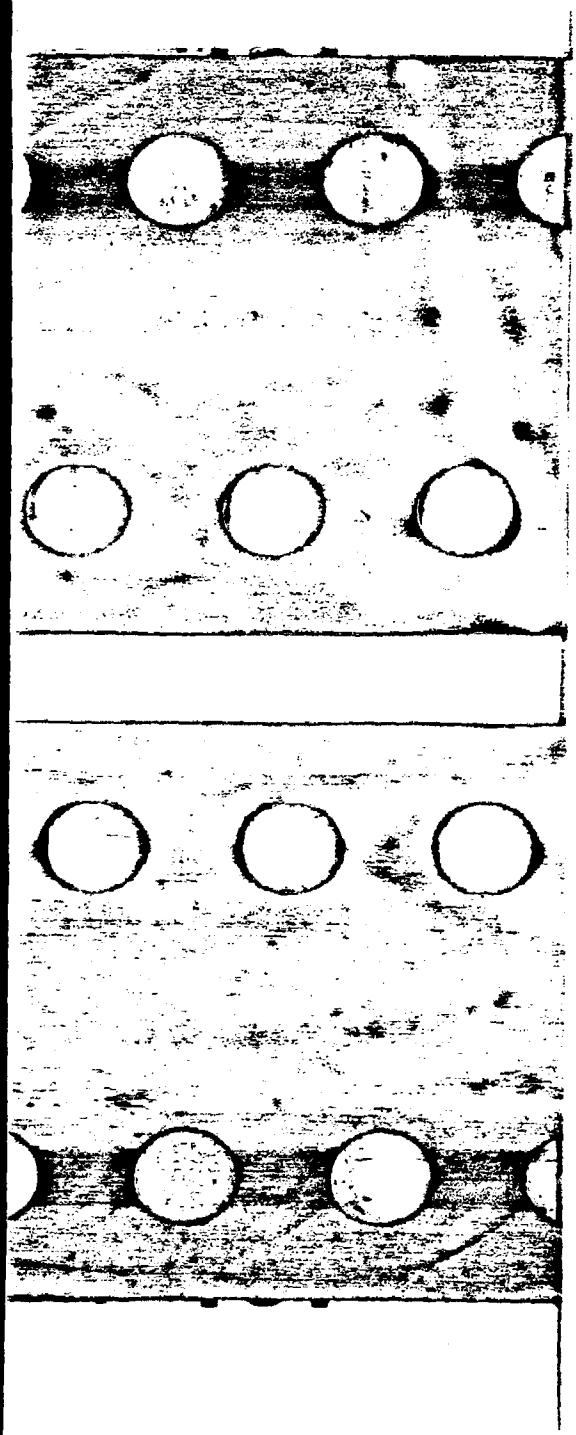
JUL 12 2 06 PM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

1237 07/12 0101 03CHECK 210.50

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101



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 55000.00
CON TX 203.50
PRFEE 1.00
WDEED 6.00
TOTAL 210.50
CHECK 210.50

07/12/91 01 14:08 0001 1237

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30466

IDENTIFICATION REFERENCE

Jul 12 2 06 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 440260