FORM NO. WD-1

BOOK 8449 PAGE 708

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Beulah L. Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September, 1991

Dinah L. Clark
Notary Public

MY COMMISSION EXPIRES: 7/24/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Dinah L. Clark, Attorney at Law, Suite 622 - 1101 Kermit Dr., Nashville, TN 37217
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Beulah & James Davis (NAME)	Same (NAME)	Map 105-9
836 Inverness Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 254-255
Nashville, TN 37204 (CITY) (STATE) (PO ZIP)	(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, Lewis D. Phillips and Mary Tom Barber, widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Davis and wife, Beulah Davis

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 the easterly 3 feet of Lot No. 20 and the westerly 47 feet of Lot No. 21 on the Map of W. S. Griddle's Subdivision of Lot No. 1 on the W. L. B. Lawrence property, of record in Book 57, page 84, Register's Office for said County, as follows:

Said parts of said lots front together 50 feet on the southerly side of Bate Avenue, formerly Cleveland Avenue, and extend back between parallel lines 145 feet to an alley.

Being the same property conveyed to Lewis D. Phillips and Mary Tom Barber by Affidavit of Heirship of record in Book 8439, page 645, Register's Office for Davidson County, Tennessee. This property is inherited property and is not the homeplace of either Lewis D. Phillips or Mary Tom Barber.

SEP 25 12 24 PM '91

4947

unimproved ( ) This is improved (X) property, known as 1105 Bate Avenue, Nashville, Tennessee 37204
(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 25 day of September, 1991

Lewis D. Phillips
Lewis D. Phillips

Mary Tom Barber
Mary Tom Barber

BOOK 8449 PAGE 709

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Dinah L. Clark, a Notary Public in and for said County and State, the within named Lewis D. Phillips and Mary Tom Barber

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 25th day of September, 19 91.

Dinah L Clark Notary Public

Commission Expires 7/24/93

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Lewis D. Phillips and

Mary Tom Barber

TO

James Davis and wife

Beulah Davis

ATTORNEYS TITLE™ A Minnesota Title Company

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

3881 09/25 0101 03CHECK 99.50

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

RECEIVED OF _____

FOR _____

BOOK 8449 PAGE 710

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MO MORTGAGE	REL RELEASE	CO TX STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX STATE TAX MORT
TD TRUST DEED		PRFEE PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	25000.00
CON TX	92.50
PRFEE	1.00
MTGFEE	6.00
TOTAL	99.50
CHECK	99.50

09/25/91 01 12:24 0001 388!

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4947 o

REGISTER'S OFFICE

SEP 25 12 24 PM '91

No. 462067