FILE NO. 29544 FILE BOX "7"

FORM NO. WD-1

BOOK 8494 PAGE 158

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,922.42

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF NOVEMBER, 19 91

Notary Public

MY COMMISSION EXPIRES: 1/22/98

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM E. AUSTIN et ux	THE MURRAY MORTGAGE COMPANY	MAP 64-13
(NAME)	(NAME)	
681 Hardin Shire Dr.	P. O. Box 809038	PARCEL A-1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, TN. 37138	Dallas, Texas 75380	4D 92413
(CITY) (STATE) (P.O 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, GRADY N. MURPHY and wife, DARLENE MURPHY,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM E. AUSTIN and wife, CARLA J. AUSTIN,

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. 1 on the Plan of THE VILLAGES AT SOUTHFORK, of record in Plat Book 6900, Page 482, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description .

BEING the same property conveyed to Grady N. Murphy and wife, Darlene Murphy by deed from Center Real Estate Corporation, of record in Book 7860, page 750, Register's Office for Davidson County, Tennessee.

2440 11/25 0101 03CHECK 387.73

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to CTX MORTGAGE COMPANY, of record in Book 7860, page 753, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH THE MURRAY MORTGAGE COMPANY.

This is (unimproved / improved X) property, known as 681 Hardin Shire Drive, 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 hand s this 16th day of November, 19 91

X Grady N. Murphy
GRADY N. MURPHY

X Darlene Murphy
DARLENE MURPHY

STATE OF MARYLAND
County

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THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named GRADY N. MURPHY and wife, DARLENE MURPHY

the bargainor~~s~~, 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 Worcester County MARYLAND, this _____ day of November, 19 92.

Commission Expires July 1, 1993

Debora E. Kohler Notary Public

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

TO

6.47.14

RECEIVED FOR RECORD
Nov 25 3 16 PM '92

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 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 102922.42

CON TX 380.73

PRFEE 1.00

WDEED 6.00

TOTAL 387.73

CHECK 387.73

11/25/21 01 15:18 0001 2440

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.4 7.1.4

IDENTIFICATION

Nov 25 3 16 PM '21

No. 479504