47

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10087 PG 114

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF June 19 96

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

MICHAEL T. MOSER NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dayna P.Phillips (NAME)	SAME (NAME)	MAP 83-3
403 Gentry Avenue (ADDRESS)	(ADDRESS)	PARCEL 91
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Nellie A. Wakefield, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dayna P.Phillips, Unmarried

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 part of Lots Nos. 11 and 12 on the original Plan of Brownsville, as of record in Book 21, page 9, Register's Office for said County, and described according to a survey made by Lewis D. Justice, Surveyor, August 29, 1949, as follows:

BEGINNING at a point on the westerly margin of Gentry Avenue 60 feet northerly from the southwest termius of said Gentry Avenue , North 1 degree 30' East 78 feet to the southeast corner of the Bailey School Lot; thence with the southern boundary line of said Bailey School Lot, North 88 degrees 15' West 200 feet to a point; thence South 1 degree 30' West 80 feet to a point; thence South 88 degrees 15' East 200 feet to the beginning.

Being the same property conveyed to Thomas L. Wakefield and wife, Nellie A. Wakefield by deed from Mary Ruth Taylor Walters, of record in Book 4421, Page 853, Register's Office for said County. The said Thomas L. Wakefield having since died.

0192768

IDENTIF. & REFERENCE

96 JUN 14 PM 2:05

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

3546 06/14 0101 03CHECK 282.80

unimproved (
This is improved (X) property, known as 403 Gentry Avenue, Nashville, TN 37206
(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 11th day of June 19 96

Nellie A. Wakefield

Nellie A. Wakefield

BOOK 10087 PG 115

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nellie A. Wakefield

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 11th day of June, 1996.

Commission expires 11/28/98

Notary Public

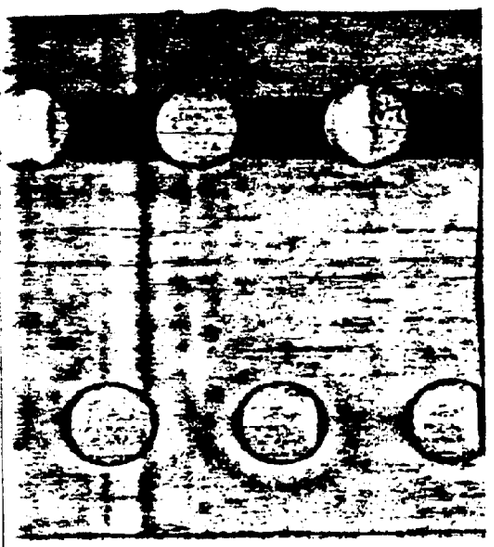
STATE OF TENNESSEE
COUNTY OF

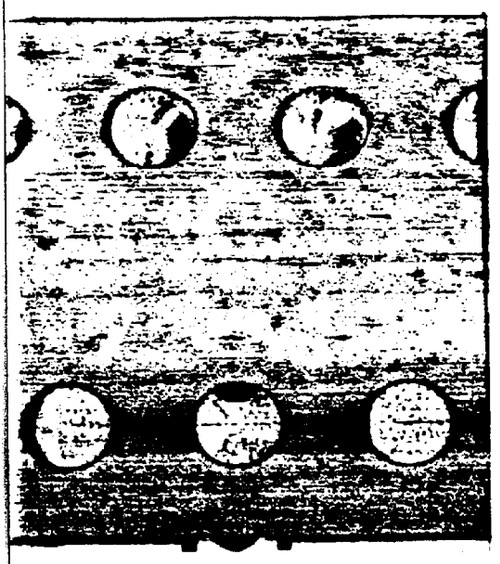
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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





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

RECEIVED OF _____

FOR _____ BOOK 10087 PG 116

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	74000.00
CON TX	273.80
PRFEE	1.00
MDEED	8.00
TOTAL	282.80
CHECK	282.80

06/14/96 01 14:12 0001 3546

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0192768
IDENTIF. # REFERENCE

96 JUN 14 PM 2:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1051360