Davidson County DEEDWARR
Recvd: 07/31/08 08:56 2 pg
Fees:13.00 Taxes:305.25

20080731-0078366

Record and Return to:
Prepared By:
Chapman and Rosenthal Title, Inc.
3817 Bedford Avenue, Suite 140
Nashville, TN 37215

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $82,500.00

Subscribed and sworn before me this the 29th day of July, 2008.

Affiant

(Affix Seal)

Notary Public

WARRANTY DEED

MY COMMISSION EXPIRES NOV 22 2010

800281

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Kole Rosenthal Notary Public State of Tennessee Williamson County

Address of new owner:
John Lewis Bell, Jr. and wife, Ernestine A. Bell
~~3116 Doak Avenue~~ 4029 Kings Circle
Nashville, TN 37218

Send tax bills to:
New Owner

Map 80-4, Parcel 45

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Richard Allen Morphis and wife, Nancy Delores Morphis

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

John Lewis Bell, Jr. and wife, Ernestine A. Bell

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being part of Block No. 4 in G.T. Sheegog's Subdivision at Bordeaux, Tennessee, as of record in Book 421, page 191, Register's Office for said County, described as follows:
Beginning in the center of Doak Avenue, 200 feet westerly from the southeast corner of said Block No. 4; running thence westerly with the center of said Avenue 50 feet; thence northerly and parallel with the east line of Block No. 4, 200 feet; thence easterly and parallel with Doak Avenue, 50 feet; thence southerly and parallel with said easterly line of Block No. 4, 200 feet to the beginning.

Being all of the property conveyed to Richard Allen Morphis and Nancy Delores Morphis, married by Deed of record in Instrument No. 20071018-0123724; dated 10/10/07; said Register's Office.

Subject to taxes for the year 2008, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 3116 Doak Avenue, Nashville, TN, 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unemcumbered, 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 29th day of July, 2008.

Richard Allen Morphis

Nancy Delores Morphis

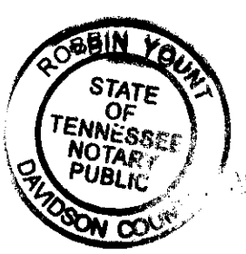
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Richard Allen Morphis and wife,, Nancy Delores Morphis, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of July, 2008.

My commission expires:_____

Notary Public



My Commission Expires November 22, 2010