TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

----------Ten and No/100----------DOLLARS

cash in hand paid by Donald Ray Coomer and wife, Sue R. Coomer

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, RANDALL PHILLIPS BUILDERS, Inc.,

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 68 on the Plan of Hillbrook Section 3, of record in Book 3300, page 84, Register's Office for said County.

Said lot No. 68 fronts 78.4 feet on the westerly side of Turley Drive and extends back 171 feet on the northerly line and 177.7 feet on the southerly line to a dead line in the rear on which it measures 70 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc., a Tennessee Corporation, by deed from C. H. Briley, Jr., Trustee, of record in Book 3531, page 75, said Register's Office for said County.

This conveyance is made subject to the restrictions of record in Book 3460, page 295; and to the easements and limitations shown on the Map of Record in Book 3300, page 84, Register's Office for said County.

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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF: RANDALL PHILLIPS BUILDERS, INC., has hereby caused this instrument to be executed by its duly authorized officer this 12th day of July, 1963.

~~Witness our hands this ---- day of ----, 19--~~

RANDALL PHILLIPS BUILDERS, INC.

BY: Randall Phillips

Randall Phillips, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, Mary R. Coates, a Notary Public within and for the State and County aforesaid, personally appeared Randall Phillips with whom I am personally acquainted and who upon ~~(his oath) (their several oaths)~~ acknowledged ~~(himself) (themselves)~~ to be the President ~~and ---~~ ~~respectively~~ of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that ~~(he) (they)~~ as such President ~~and ----~~, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Randall Phillips as such President ~~, and attesting the same by the said ----~~

Witness my hand and official seal at office at Nashville, Tennessee on this the 12th day of July, 1963.

My commission expires Oct. 20, 1965

Mary R Coates
Notary Public.

STATE TAX $ 22.95
.50
TOTAL $ 23.45

JUL 17 1963
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY

[redacted]

Published by
TITLE COMPANY
NASHVILLE, TENNESSEE

(MURFREES-MARSHALL-COMPANY)

STATE OF TENNESSEE
REGISTER'S OFFICE
DAVIDSON COUNTY

Received for record this 17th day of July A.D. 1963 at 3:08 o'clock P.M.
Noted in Book 105 Page 332
Recorded in Book Page
Recording Fee $ 2.00

Ethel B. Wright, Register
By [illegible] D.C.

Warranty Deed

FROM
RANDALL PHILLIPS BUILDERS, INC.,

TO
DONALD RAY COOMER AND WIFE
SUE R. COOMER

74254

12 ($15,300.00)