BOOK 4159 PAGE 400

This Instrument Was Prepared by DENNEY, LACKEY, CHESNAU & CARTLIDGE 213 Third Avenue North Nashville, Tennessee

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr.&Mrs.Chas.H.Childress	Fidelity Federal Savings &	Map 133-12
(NAME:)	(NAME:) Loan Assn.	Par. 139
Cathy Jo Drive	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of ($10.00)- - - - - - - - - - - - - - - - - -

TEN & NO/100- **DOLLARS**

Cash in hand paid by Charles H. Childress and wife, Bertha M. Childress, the receipt of which is hereby acknowledged, and other good and valuable consideration,

Randall Phillips Builders, Inc.

has ~~have~~ ~~bargained~~ and sold, and by these presents does ~~do~~ transfer and convey unto the said CHARLES H. CHILDRESS AND WIFE, BERTHA M. CHILDRESS,

their ~~heirs~~ 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. 96 on the Plan of Valley View Meadows, Section III, as of record in Book 3700, page 93, Register's Office for said County.

Said Lot No. 96 fronts 80 feet or the easterly side of Cathy Jo Drive and extends back between parallel lines 133.28 feet to a line in the rear on which it measures 80 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc., by deeds from Howard L. Haynes et al, of record in Book 3644, page 550; and from Ben Read McDonald et ux, Pauline Bell McDonald, of record in Book 3770, page 610, said Register's Office.

This conveyance is made subject to: Restrictions of record in Book 3673, page 439, and Book 3770, page 214, made applicable to Section III by instrument of record in Book 4065, page 227; to easements, setback lines, etc. as shown on plan of record in Book 3700, page 93; and to easements of record in Book 3182, page 261; Book 3498, page 196, and Book 3504, page 80, said Register's Office.

This is unimproved ( ) improved (X) property, known as Cathy Jo Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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. IN WITNESS WHEREOF, said Randall Phillips Builders, Inc. has caused this instrument to be executed ~~Witness~~ ~~xxxxxxx~~ ~~hand~~ this 1st day of ~~July~~ August, 1967

RANDALL PHILLIPS BUILDERS, INC.

By: Randall Phillips
President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, C. Richard Fitts, a Notary Public within and for the State and County aforesaid, personally appeared Randall Phillips and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such President, 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.

Witness my hand and official seal at office at Nashville, Tennessee on this the 1st day of August, 1967.

My commission expires _____

C. Richard Fitts
Notary Public

L-17,566 ($20,000.00)

WARRANTY DEED

FROM

RANDALL PHILLIPS BUILDERS, INC.

TO

CHARLES H. CHILDRESS AND WIFE,

BERTHA M. CHILDRESS

83008

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

AUG 7 3 03 PM '67

RECD. FOR REC. 117 PAGE 80
RECORDING FEE $ 3.00
DEP. REG. _____

$22.00

Company

PAID AUG 7 - 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

AUG 7 1967

STATE TAX $ 3000
PROBATE 50
TOTAL $ 3050