WARRANTY DEED

BOOK 4305 PAGE 467

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. and Mrs. Kurt O. Regenberg (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map 136-11
105 Blue Mist Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 3
Nashville, Tenn. 37217 (CITY) (STATE) (ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ($10.00) -

TEN & NO/100- Dollars,

Cash in hand paid by Kurt O. Regenberg and wife, Judith A. Regenberg, the receipt of which is hereby acknowledged, and other good and valuable consideration, including the assumption and agreement by grantees to pay the balance owing to Fidelity Federal Savings & Loan Association on a note secured by deed of trust to Vaden Lackey, Jr., Trustee, of record in Book 4253, page 477, R.O.D.C., Tennessee,

Philhall Corporation,

a Tennessee corporation, has bargained and sold, and does hereby transfer and convey unto the said

KURT O. REGENBERG AND WIFE, JUDITH A. REGENBERG,

their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Priest Lake Park, as of record in Book 3842, page 214, Register's Office for said County, to which plan reference is here made for description.

Said Lot No. 3 fronts 94.98 feet on the southerly side of Blue Mist Ct. and extends back 107.94 feet on the westerly line and 140.00 feet on the easterly line, to a dead line in the rear on which it measures 113.2 feet.

Being part of the property conveyed to Philhall Corporation by deed from Randall Phillips, Trustee, of record in Book 4253, page 471, said Register's Office.

This conveyance is made subject to easements, setback lines, etc., as shown on plan of record in Book 3842, page 214, and to applicable restrictions.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,650.00

Subscribed and sworn to before me, this the 28th day of Jan 19 69.

Affiant

My commission expires: (Affix Seal) 1971

Notary Public

unimproved ( )
This is improved (X) property, known as 105 Blue Mist Court Nashville, Tennessee 37217
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

KURT O. REGENBERG AND WIFE, JUDITH A. REGENBERG,

their (successors),

heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered., except as above shown.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said

Kurt O. Regenberg and wife, Judith A. Regenberg,

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 28th day of January, 1969, the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.

PHILHALL CORPORATION

By Randall Phillips
President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Earline T. Ormsb y, *a Notary Public of the State and County aforesaid, personally appeared* Randall Phillips, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Philhall Corporation, *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* him *self as* President.

Witness my hand and seal, at office in Nashville, Tennessee *this* 28th *day of* January, *19* 69

Earline T. Ormsby *Notary Public*

Commission expires
My Commission Expires AUGUST 7, 1971

JAN29 CONV 32,650.00
JAN29 S'TAX B* 84.76
JAN29 PR'FEE B* .50
JAN29 W'DEED B* 3.00 * 88.26

WARRANTY DEED

FROM
PHILHALL CORPORATION
TO
KURT O. REGENBERG AND WIFE,
JUDITH A. REGENBERG

This instrument prepared by:
Denny, Lacky, Chernau &
Castleman
218 Third Ave N
Nashville, Tenn

A 28408

IDENTIF. REFERENCE

JAN 29 9 48 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING

018,476-7