BOOK 4464 PAGE 335

This Instrument Was Prepared by
DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. & Mrs. Larry D. Chaffin	Fidelity Federal Savings & Loan Association	Map 162-5
5315 Eulala Dr.	401 Union Street	Par. 91
Nashville, Tenn. 37211	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	Pat

FOR AND IN CONSIDERATION of the sum of ($10.00) ----------
Ten and No/100 ---------- Dollars,
Cash in hand paid by Larry D. Chaffin and wife, Susanne S. Chaffin, the receipt of which is hereby acknowledged and other good and valuable consideration

Randall Phillips Builders, Inc.
a Tennessee corporation has bargained and sold, and does hereby transfer and convey unto the said
LARRY D. CHAFFIN AND WIFE, SUSANNE S. CHAFFIN
their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:,

Land in Davidson County, Tennessee, being Lot No. 129 on the Plan of Hickory Valley Subdivision, as of record in Book 4175, page 75, Register's Office for said County.

Said Lot No. 129 fronts 80.0 feet on the southwesterly margin of Eulala Drive and extends back 215.0 feet on the southeasterly line and 163.88 feet on the northwesterly line to a dead line in the rear measuring 98.40 feet thereon.

Being part of the property conveyed to Randall Phillips Builders, Inc., by deed from Clyde H. Delvin, Jr., of record in Book 4314, page 657, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 4353, page 54, R.O.D.C., Tennessee; and easements, setback lines, conditions of owner's certificate, etc., as shown on plan of record in Book 4175, page 75, and a surveyor's certificate of correction in Book 4398, page 803, R.O.D.C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $27,600.00

Subscribed and sworn to before me, this the 3rd day of December 19 70

Affiant

My commission expires: May 7, 1974 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 5315 Eulala Drive (House Number) (Street) Nashville, Tennessee 37211 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
LARRY D. CHAFFIN AND WIFE, SUSANNE S. CHAFFIN
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.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said
LARRY D. CHAFFIN AND WIFE, SUSANNE S. CHAFFIN, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 3rd day of December, 19 70, the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.

RANDALL PHILLIPS BUILDERS, INC.

By: President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mrs. Joe L. Jenkins, *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* 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* him *self as* President.

Witness my hand and seal, at office in Nashville, Tennessee *this* 3rd *day of* December, *1970*

Mrs Joe L Jenkins *Notary Public*

Commission expires May 7, 1974

001824-6

WARRANTY DEED

FROM

RANDALL PHILLIPS BUILDERS, INC.

TO

LARRY D. CHAFFIN AND WIFE,

SUSANNE S. CHAFFIN

DEC-3 70 CONV 27,600.00
DEC-3 70 S'TAX A* 71.76
DEC-3 70 PB'FEE A* .50
DEC-3 70 W'DEED A* 3.00 * 75.26

A 98200

IDENTIF. REFERENCE

DEC 3 2 44 PH '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys TITLE COMPANY
STAHLMAN BUILDING