Mail to Grantee

BOOK 4494 PAGE 264

This Instrument Was Prepared By
BUIER, JACKEY, CHENAU & CASSETTAN
210 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
Alexander Peoples et ux	Fiuelity Federal Saving s &	Map 80-7
(NAME) 3333 Cocoa Drive	Loan Association of Nashville 401 Union	Par. 116
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37218	Nashville, Tennessee	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ---------- *Dollars,*

cash in hand paid by Alexander Peoples and wife Lula M. Cain Peoples, the receipt of which is hereby acknowledged, and other good and valuable consideration, RANDALL PHILLIPS BUILDERS, INC.,----------

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

Alexander Peoples and wife Lula M. Cain Peoples, their

(successors), heirs and assigns,

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

Being Lot 453 on the Plan of Bordeaux Hills Subdivision, Section 9, as of record in Plat Book 4175, page 116, Register's Office for said County, to which plan reference is here made for more complete description.

Being a part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Andrew Ewing, Trustee, of record in Book 4454, page 257, R.O.D.C., Tennessee.

This conveyance is made subject to restrictions of record as applicable and easements, setback lines, conditions of owner's certificate, etc., as shown of record in Plat Book 4175, page 116, R.O.D.C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,850.00

Subscribed and sworn to before me, this the 16th day of April 19 71.

Affiant

My commission expires: My Commission Expires August 1, 1971

Notary Public

unimproved ( )
This is improved (X) property, known as 3333 Cocoa Drive, Nashville, Tennessee
(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

Alexander Peoples et ux Lula M. Cain Peoples, 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

Alexander Peoples et ux Lula M.Cain Peoples, their

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

Witness my *hand this* 16th *day of* April, 19 71, *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.

President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Earlie T. Ormsby, 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 Tenn this 16th day of April, 19 71

Earlie T. Ormsby
Notary Public

Commission expires My Commission Expires AUGUST 7, 1971

APR 19 71 CONV 16,850.00
APR 19 71 S'TAX A* 43.68
APR 19 71 PR'FEE A* .50
APR 19 71 W'DEED A* 3.00 * 47.18

041787-3

WARRANTY DEED

FROM
RANDALL PHILLIPS BUILDERS, INC.

TO
ALEXANDER PEOPLES ET UX

B 1 1 3 7 1

IDENTIF. REFERENCE

APR 19 9 21 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING