BOOK 4691 PAGE 823

This Instrument Was Prepared By
DENNEY, LACKEY, [illegible] CASTLEMAN
218 Third Ave. North
Nashville, Tennessee 37201

WARRANTY DEED

(CORPORATE FORM)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. Wayne D. Lucas and Mrs. Willa N. Lucas	Fidelity Federal Savings & Loan Association of Nashville	Map 80-12
3211 Briarwick Drive	226 3rd. Avenue No., P.O. Box 2588	Par. 75
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) *Dollars,*
cash in hand paid by Wayne D. Lucas and Willa N. Lucas, 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
Wayne D. Lucas and Willa N. Lucas, their
(successors), heirs and assigns,
certain real estate in Davidson *County, Tennessee, as follows:,*

Land in said County, being Lot 103, 3211 Briarwick Drive, as shown on the Bordeaux Hills Addition Plan, of record in Book 4460, page 9, R.O.D.C., Tennessee, to which plan reference is here made for a more complete description of said lot.

Being property conveyed to Randall Phillips Builders, Inc. by deed from Jones Homes, Inc., of record in Book 4463, page 76, Register's Office for said County.

This conveyance is made subject to restrictions of record in Book 4495, page 859, R.O.D.C., Tennessee; easements, setback lines and conditions of owner's certificate, etc., as shown on plan of record in Book 4460, page 9, R.O.D.C., Tennessee.

907

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,350.00

Subscribed and sworn to before me, this the 23rd day of March 19 73.

Wayne D Lucas
Affiant

My commission expires: _____ (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 3211 Briarwick Drive Nashville Tennessee 37218
(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
Wayne D. Lucas and wife Willa N. Lucas, 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
Wayne D. Lucas and wife Willa N. Lucas, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 23rd *day of* March, *19* 73 *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: Charles S. Wellington
Vice President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Earline T. Ormsby, *a Notary Public of the State and County aforesaid, personally appeared* Charles S. Wells, Jr., *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Randall Phillips Builders, Inc., *the within named bargainor, a corporation, and that* he *as such* Vice 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* Vice President.

Witness my hand and seal, at office in Nashville, Tennessee *this* 23rd *day of* March, *19* 73

Earline T. Ormsby *Notary Public*

Commission expires My Commission Expires AUG. 9, 1975

MAR23	CONV	18,350.00				
MAR23	S'TAX		A*	47.58		
MAR23	PR'FEE		A*	.50		
MAR23	W'DEED		A*	4.00	*	52.08

345-2/02-6

WARRANTY DEED

FROM
RANDALL PHILLIPS BUILDERS, INC.
TO
WAYNE D. LUCAS ET UX

B 9 9 5 2 8

T
IDENTIF. REFERENCE

MAR 23 3 17 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2056
NASHVILLE, TENNESSEE