BOOK 4713 PAGE 978

WARRANTY DEED

(CORPORATE FORM)

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

Mail to
317

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Ralph Lee et ux	Fidelity Federal Savings &	
Judy D. Lee (NAME)	Loan Association (NAME)	162-5
Eulala Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union St. (STREET ADDRESS)	258
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Nashville Tennessee 37219 (CITY) (STATE) (ZIP)	Pt

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) *Dollars,*

cash in hand paid by James Ralph Lee and wife Judy D. Lee, the receipt of which is hereby acknowledged, and other good and valuable consideration, RANDALL PHILLIPS BUILDERS, INC.----------

JUN-4	CONV	33,425.00			
JUN-4	S'TAX		A*	86.84	
JUN-4	PR'FEE		A*	.50	
JUN-4	W'DEED		A*	4.00	* 91.34

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

James Ralph Lee and wife Judy D. Lee, their

(successors), heirs and assigns,

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

Land being located in the 5th Civil District of Davidson County, Tennessee, being Lot 135, as shown on the plan of Hickory Valley Subdivision, Section III, on Eulala Circle, of record in Book 4460, page 86, Register's Office for said County.

Being part of the same property conveyed to Randall Phillips Builders, Inc., by deed from Clyde H. Delvin, Jr. and wife 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 4604, page 526, Book 4630, page 548, R.O.D.C., Tennessee; easements, setback lines and conditions of owner's certificate, etc., as shown on plan of record in Book 4300, page 188, R.O.D.C., Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 33,425.00

Subscribed and sworn to before me, this the 1st day of June 1973

James Ralph Lee
Affiant

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

Mrs Joe L Jenkins
Notary Public

This is improved ( ) unimproved ( ) property, known as 317 (House Number) Eulala Circle (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

James Ralph Lee and wife Judy D. Lee, 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

James Ralph Lee and wife Judy D. Lee, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 1st *day of* June, *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: Lunsford M. Hollins Jr
Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mrs. Joe L. Jenkins, a Notary Public of the State and County aforesaid, personally appeared Lunsford M Hollins, 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 1st day of June, 1973.

Mrs. Joe L. Jenkins Notary Public

Commission expires May 7, 1974

020892-2

WARRANTY DEED

FROM

RANDALL PHILLIPS BUILDERS, INC.

TO

JAMES RALPH LEE ET UX

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

C 0 9 5 1 6

T.

IDENTIF. REFERENCE

JUN 4 3 16 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 256-2656
NASHVILLE, TENNESSEE