BOOK 4745 PAGE 275

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
Mail to: Kenneth J. Giljam and wife	Fidelity Federal Savings	
Deanne E. Giljam	& Loan Association	162-5
301 Ocala Circle	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	202
Nashville Tennessee 37211	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 Kenneth J. Giljam and wife Deanne E. Giljam, 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 Kenneth J. Giljam and wife Deanne E. Giljam, their

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot 66 as shown on the plan of Hickory Valley, Section 3, of record in Book 4460, page 86, R.O.D.C., Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING property conveyed to Randall Phillips Builders, Inc. by deed from Clyde H. Delvin, Jr., of record in Book 4314, page 657, R.O.D.C., 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 4460, page 86, R.O.D.C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,350.00

Subscribed and sworn to before me, this the 10th day of September 19 73

Affiant

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

Notary Public

This is improved ( ) unimproved ( ) property, known as 301 Ocala Circle (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 Kenneth J. Giljam and wife Deanne E. Giljam 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 Kenneth J. Giljam and wife Deanne E. Giljam, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 10th day of September, 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* 10th *day of* September, *19* 73.

Mrs Joe L Jenkins
Notary Public

Commission expires May 7, 1974

073127-1

WARRANTY DEED

FROM

RANDALL PHILLIPS BUILDERS, INC.

TO

KENNETH J. GILJAM ET UX

SEP11'73 CONV 31,350.00
SEP11'73 STAX A* 81.38
SEP11'73 PRFEE A* .50
SEP11'73 WDEED A* 4.00 * 85.88

C 23291

IDENTIF. REFERENCE

Sep 11 3 31 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE