ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FRANCIS A. MARTIN, ETUX	John W. Murphree Company	16 25
(NAME)	(NAME)	
314 Eulala Court	1283 Murfreesboro Rd.	5D-38543
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	26 J
Nashville, Tennessee	Nashville, Tennessee	60
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ---------- TEN AND NO/100---------- ----------($10.00)----------DOLLARS

Cash in hand paid by FRANCIS A. MARTIN AND WIFE, MARTHA V. MARTIN, the receipt of which is hereby acknowledged, other good and valuable considerations,

WE, RANDALL PHILLIPS BUILDERS, INC.

have bargained and sold, and by these presents do transfer and convey unto the said

FRANCIS A. MARTIN AND WIFE, MARTHA V. MARTIN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 5th Civil District of Davidson County, Tennessee, BEING Lot No. 144 on the Plat of Hickory Valley Subdivision, Section 3, of record in Plat Book 4460, Page 86, said Register's Office for said County.

SAID Lot 144 fronts 45 feet on the west margin of Eulala Court and extends back 166.17 feet on the North line, and 98.78 feet on the scutheast line, to a line on the rear which is a broken line on which it measures 219.92 feet.

BEING the same property as conveyed to Randall Phillips Builders, Inc., by deed from Clyde H. Delvin, Jr., and wife, as of record in Book 4314, Page 657, said Register's Office.

unimproved ( )
This is improved ( ) property, known as 314 (House Number) Eulala Court (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 28th day of September, 1973.

RANDALL PHILLIPS BUILDERS, INC.

BY: Lunsford M. Hollins, Jr.

Lunsford M. Hollins, Jr. Vice-President

STATE OF TENNESSEE
COUNTY OF _____

BOOK 4751 PAGE 623

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Ken Ballew, a Notary Public of the State and County aforesaid, personally appeared Lunsford M. Hollins, Jr. and _____, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice-President and _____ respectively of the RANDALL PHILLIPS BUILDERS, INC., the within named bargainor, a corporation, and that he as such Vice-President and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Lunsford M. Hollins, Jr. as such Vice-President and attesting the same by the said _____ as such _____

Witness my hand and seal, at office in Nashville, Tennessee this 28 day of September, 1973.

_____ Notary Public

Commission expires May 5, 1976

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 29,850.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me this 28 day of September, 1973

My commission expires May 5, 1976 Notary Public _____

This instrument was prepared by:

C. H. BRILEY, JR., ATTY. SUITE 2114-PARKWAY TOWERS NASHVILLE, TENN.

Name Address

OCT-2?? CONV 29,850.00
OCT-2?? S'TAX A* 77.48
OCT-2?? PR'FEE A* .50
OCT-2?? W'DEED A* 4.00 * 81.98

G-233728/oj
WARRANTY DEED
FROM
FRANCIS A. MARTIN, ETUX
TO
RANDALL PHILLIPS BUILDERS, INC.

G 26109

IDENTIF. REFERENCE

OCT 2 10 52 AM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Tennessee Title
Office of
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

FORM 1068. HIBBEY REV. 4/1/72