ADDRESS NEW OWNER(S) AS FOLLOWS: ET UX	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
DONALD RICHARD BEESON, III,	JOHN W. MURPHREE COMPANY	
(NAME)	(NAME)	162-9A
5510 COUNTRY DRIVE TH. 20	1283 MURFREESBORO ROAD	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	20 pw
NASHVILLE, TENNESSEE 37211	NASHVILLE, TENNESSEE 37217	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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

Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, RANDALL PHILLIPS BUILDERS,, INC.

have bargained and sold, and by these presents do transfer and convey unto the said
DONALD RICHARD BEESON, III, AND WIFE, ELLYN L. BEESON

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

Being Townhouse No. 20, Building No. 3 on the Plan of Hickory Valley Condominiums, Phase 2, of record in Book 4460, page 133, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description of said property.

Being part of the 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 Davidaon County, Tennessee.

This conveyance is made subject ot the provisions and requirements of the Tennessee Horzontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated; to the ByLaws for administration thereof; to easements rights and interests in favor of other unit owners, and all sewer, water electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon, and including without limitation all conditions, covenants, restrictions, options, burdens, assesments and other undertakings contained in the Master Deed Establishing a Horzontal Property Regime with respect to Hickory Valley Condominiums, Phase 2, of record in Book 4659, page 32, said Register's Office.

unimproved ( )
This is improved (x) property, known as 5510 Country Drive, Th. 20, Bldg. 3, Nashville, Tennessee
(House Number) (Street)

(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 10 day of June, 19 74.

RANDALL PHILLIPS BUILDERS, INC.

BY: Lunsford M. Phillips Jr.

BOOK 4824 PAGE 211

STATE OF TENNESSEE
COUNTY OF _____

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, VIRGINIA PHILLIPS, 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 10th day of JUNE, 19 74.

Virginia Phillips Notary Public

Commission expires 8-18-75

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 27,750.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Donald Richard Beeson III

Sworn to and subscribed before me
this 10th day of JUNE, 19 74

My commission expires 8-18-75 Notary Public Virginia Phillips

This instrument was prepared by:

C. H. BRILEY, JR., ATTY. (Name) 344 4th AVENUE NORTH NASHVILLE, TENNESSEE (Address)

JUN 12TH	CONV	27,750.00		
JUN 12TH	S'TAX		A* 72.02	
JUN 12TH	PR'FEE		A* .50	
JUN 12TH	W'DEED		A* 4.00	* 76.52

G-236768 bhb
WARRANTY DEED
FROM RANDALL PHILLIPS BUILDERS, INC.
TO DONALD RICHARD BEESON, III, ETUX

C 58377

IDENTIF. REFERENCE

JUN 12 11 16 AM '74
FELIX Z. WILSON JR 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

ORM 1002 HESSEY REV. 4/1/73