ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
James D. Ocker	John W. Murphree Company	
(NAME)	(NAME)	Map + Parcel
321 Charmaine Ct.	1283 Murfreesboro Rd.	149-5-10
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee	Nashville, Tennessee	2DU15220
(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, the receipt of which is hereby acknowledged, and other good and valuable considerations,

Randall Phillips Builders, Inc.,

have bargained and sold, and by these presents do transfer and convey unto the said James D. Ocker & Wife, Margaret A. Ocker

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

Being Lot No. 113 on the Plat of Barclay Square, Section 2, of record in Plat Book 4660, page 124, Register's Office for said County.

Said Lot 113 fronts 62.36 feet on the southwest margin of Charmaine Court and extends back 202.92 feet on the northwest line and 179.40 feet on the southeast line to a line on the rear on which it measures 69.57 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc., by deed from James I. Vance Berry, Trustee, of record in Book 4577, page 640, said Register's Office.

unimproved ( )
This is improved ( ) property, known as 321 Charmaine Ct. (House Number) (Street)

Antioch, 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 21st day of April, 19 75.

Randall Phillips Builders, Inc.

By: [signature]

STATE OF TENNESSEE

BOOK 4906 PAGE 100

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 xxxxx with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice Pres. xxxx and _____ respectively of the Randall Phillips Builders, Inc., the within named bargainor, a corporation, and that he as such Vice Pres. and xxxxxxx, 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 Pres. and ~~attesting the same by the said~~ xxxxxxxxx.

Witness my hand and seal, at office in Nashville, Tennessee, this 21st day of April, 19 75

Sandra L. Nolan Notary Public

Commission expires 7-27-77

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 26,500.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

James D Ocker

Sworn to and subscribed before me this 21st day of April, 19 75.

My commission expires 7-27-77 Notary Public Sandra L. Nolan

This instrument was prepared by:

Name	Address
C. H. Briley Jr., Atty.	344 4th Ave. North Nashville, Tenn.

APR 22 75 CONV 26,500.00
APR 22 75 S'TAX A* 68.90
APR 22 75 PR'FEE A* .50
APR 22 75 W'DEED A* 4.00 * 73.40

WARRANTY DEED

G-239642 SN

FROM

Randall Phillips Builders, Inc.

TO

James D. Ocker et ux

C 95155

IDENTIF. REFERENCE

APR 22 10 18 AM '75

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX