BOOK 4930 PAGE 807

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Wayne C. Singleton et ux	John W. Murphree Co.	149-5-5
(NAME) 309 Charmaine Ct.	(NAME) 1283 Murfreesboro Road	
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tenn. 37013	(STREET ADDRESS) Nashville, Tennessee	
(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 Wayne C. Singleton & Wife, Beverly C. Singleton

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. 118 on the Plan of Barclay Square, Section 2, of record in Plat Book 4460, page 124, Register's Office for said County.

Said Lot 118 fronts 52.17 feet on the northeast margin of Charmaine Court, and extends back 100.00 feet on the southeast line, and 106.60 feet on the west line, to a line on the rear which is a broken line, on which it measures 109.03 feet.

Being part of the same 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.

JUL 10 75	CONV	28,600.00			
JUL 10 75	S'TAX		A*	74.36	
JUL 10 75	PR'FEE		A*	.50	
JUL 10 75	W'DEED		A*	4.00	* 78.86

unimproved ( )
This is improved ( ) property, known as 309 Charmaine Ct. (House Number) (Street)
Antioch, Tenn. 37013
(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 3rd day of July, 19 75.

Randall Phillips Builders, Inc.
By: Lunsford M. Kellison, Jr.
Vice President

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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, Sandra L. Nolan, a Notary Public of the State and County aforesaid, personally appeared Lunsford M. Hollins Jr. and xxxx with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice Pres. and _____ respectively of the Randall Phillips Builders, Inc., the within named bargainor, a corporation, and that he as such Vice Pres. 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 Pres and signing the same by the said xxxxxxxxxxxxxxxxxx as such xxxxxx.

Witness my hand and seal, at office in Nashville, Tennessee, this 3rd day of July, 19 75.

Sandra L. Nolan Notary Public

7-27-77
Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 28,600.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Wayne C. Singleton

Sworn to and subscribed before me
this 3rd day of July, 19 75.

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

This instrument was prepared by:		
C. H. Briley Jr., Atty.	344 4th Ave. North	Nashville, Tenn.
Name		Address

WARRANTY DEED
G-240983 SN

FROM
Randall Phillips Builders, Inc.

TO
Wayne C. Singleton et ux

D 06271

IDENTIF. REFERENCE

JUL 10 2 19 PM '75
FELIX A. WILLIAMS REGISTER
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