BOOK 4977 PAGE 75

WARRANTY DEED

(CORPORATE FORM)

THIS INSTRUMENT WAS PREPAI
WILKINS & ADAMS, ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David L. Manning (NAME)	Commerce Union Bank (NAME)	5DU-55963
Unit #87, Building #14 5510 Country Drive (STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers (STREET ADDRESS)	162-9A
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	87

FOR AND IN CONSIDERATION of the sum of TEN ——— *Dollars,*

CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

RANDALL PHILLIPS BUILDERS, INC.

has bargained and sold, and does hereby transfer and convey unto the said

DAVID L. MANNING and wife, DONNA H. MANNING

their ~~heirs~~, *heirs and assigns,*

certain real estate in DAVIDSON *County, Tennessee, as follows:,*

LAND in the 5th Civil District of Davidson County, Tennessee being Townhouse No. 87, Building No. 14 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 Davidson County, Tennessee.

THERE is conveyed with the above described individual condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of Hickory Valley Condominiums, Phase 2, as said areas are set forth and defined in Master Deed of record in Book 4659, Page 32, Register's Office, Davidson County, Tennessee, and to which reference is hereby made for more particulars.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,150.00

Subscribed and sworn to before me, this the 26th day of November 19 75.

David L. Manning
Affiant

My commission expires: 5-1-76 (Affix Seal)

John D. Adams
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved (X) property, known as Unit #87, Building #14, 5510 Country Drive, Nashville, Tennessee
(House Number) (Street) 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

GRANTEES, their

~~heirs~~ *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

GRANTEES, their

~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 26th *day of* November, 19 75 *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.

Lunsford M. Hollins, Jr.
Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, ... the undersigned ....., a Notary Public of the State and County aforesaid, personally appeared LunsfordM. 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 26th day of November, 19 75 .....

Commission expires 5-1-76 .....

Notary Public

JOHN V. HOLLIS
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

DEC-5 75 CONV 29,150.00
DEC-5 75 S'TAX B* 75.66
DEC-5 75 PR'FEE B* .50
DEC-5 75 W'DEED B* 4.00 * 80.16

WARRANTY DEED

FROM

RANDALL PHILLIPS BUILDERS, INC.

TO

DAVID L. MANNING ET UX

D 27111

IDENTIF. REFERENCE

DEC 5 2 24 PM '75

FELIX Z. MANSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING

Roll 1 - Box 8