BOOK 5000 PAGE 153

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Richard M. Jones et ux | John W. Murphree Company | 149-5-27 |
| (NAME) 4888 Barclay Square Dr. | (NAME) 1283 Murfreesboro Road | |
| (STREET ADDRESS OR ROUTE NUMBER) Antioch, Tennessee 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 Richard M. Jones and wife, Cynthia Jones

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. 143 on the Plat of Barclay Square, Section 3, of record in Plat Book 4675, page 154, Register's Office for said County.

Said Lot 143 fronts 61.0 feet on the northerly margin of Barclay Square Drive, and extends back 146.38 feet on the westerly line, and 141.88 feet on the easterly line, to a line on the rear on which it measures 51.98 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, Register's Office for Davidson County, Tennessee.

2-26-76

Co. 32.500.00
St 84.50
Office 50
to Deed 4.00
85.00

unimproved ( )
This is improved ( ) property, known as 4888 Barclay Square Drive
(House Number) (Street)
Antioch, Tennessee 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 26th day of February, 19 76.

Randall Phillips Builders, Inc.

By: [signature]

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, the undersigned authority, 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. ~~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 President ~~and attesting the execution thereof~~ _____ as such ~~Secretary~~ _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 26th day of February, 19 76

Sandra L. Dale 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 $ 32,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Richard M. Jones

Sworn to and subscribed before me
this 26th day of February, 19 76.

My commission expires 7/27/77 Notary Public Sandra L. Dale

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

WARRANTY DEED

G-243316 SN

FROM Randall Phillips Builders, Inc.

TO Richard M. Jones et ux

D 37626

IDENTIF. REFERENCE

FEB 26 1 12 PM '76

REGISTER DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE TENNESSEE TITLE CO.