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WARRANTY DEED

(CORPORATE FORM)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Linda Lou Scoles	Fidelity Federal Savings & Loan	
Townhouse 189, Bldg. 1 Hickory Valley (STREET ADDRESS OR ROUTE NUMBER)	(NAME) 401 Union Street (STREET ADDRESS)	162-9-B
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	102 pw

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100ths----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Linda Lou Scoles and Lucille Scoles, 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

LINDA LOU SCOLES AND WIFE, LUCILLE SCOLES, mother and daughter, their ~~successors~~, heirs and assigns,

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

A certain Condominium Apartment in Davidson County, Tennessee, described as follows, to-wit:

Town House No. 189, Building No. 1, in a Horizontal Property Regime as shown on the Plan of Hickory Valley Condominiums, Phase 3, as of record in Book 4860, page 1, as amended in Book 4890, page 372, Register's Office for said County, to which reference is here made.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Clyde H. Delvin, Jr. and wife, Margaret Will Delvin of record in Book 4314, page 657, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all provisions, including without limitation all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed of record in Book 4918, page 116, as amended in Book 4958, page 346, said Register's Office; the By-Laws for the administration of the building, 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 condominium and buildings thereon; and also subject to the provisions and requirements of the laws of the State of Tennessee respecting the establishment of the Tennessee Code Annotated.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,900.00

Subscribed and sworn to before me, this the 16th day of April, 19 76

Affiant

My commission expires 1-1-79 (Affix Seal)

Notary Public

This is improved ( ) unimproved property, known as Townhouse 189, Hickory Valley, Phase III, Nashville, TN 37211
(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

Linda Lou Scoles and wife, Lucille Scoles, mother and daughter, their

~~successors~~, *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

Linda Lou Scoles and wife, Lucille Scoles, mother and daughter, their

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

Witness my *hand this* 16th *day of* April, 19 76, *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: Vice President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON
County of Williamson

Before me, Anna D. Huddleston, a Notary Public of the State and County aforesaid, personally appeared Charles S. Wells, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged 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 himself as Vice President.

Witness my hand and seal, at office in Brentwood, Tennessee this 16th day of April, 1976.

James D. Huddleston Notary Public

Commission expires 5-1-79

APR 21 76 CONV 34,900.00
APR 21 76 S'TAX B* 90.74
APR 21 76 PR'FEE B* .50
APR 21 76 W'DEED B* 4.00 * 95.24

LN# 110829-6

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Linda Lou Scoles and Lucille Scoles

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 45606

T

IDENTIF. REFERENCE

APR 21 10 14 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING