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

BOOK 5087 PAGE 857

WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jewell Blanchard, widow	SAME	
UNIT 204 (NAME) BLDG 16 5601 COUNTRY DR.	(NAME) SAME	162-9-B
(STREET ADDRESS OR ROUTE NUMBER) Nashville TENN. 37211	(STREET ADDRESS)	Pcl
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100ths----------
----------($30.00)---------- *Dollars,*

cash in paid paid by Jewell Blanchard, a widow, 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*

JEWELL BLANCHARD, A WIDOW, her ~~XXXXXXX~~ *(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. 204, Building No. 16, including the garage therewith, 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 $ 35,900.00

Affiant

Subscribed and sworn to before me, this the 17th day of November, 1976

Notary Public

My commission expires May 6, 1980 (Affix Seal)

unimproved ( )
This is improved (X) property, known as ..... (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

Jewell Blanchard, a widow, her

~~XXXXXXX~~ *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

Jewell Blanchard, a widow, her

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

Witness my *hand this* 12th *day of* NOVEMBER, *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:

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Barbara Collier, a Notary Public of the State and County aforesaid, personally appeared LUNSFORD M. 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 12th day of NOVEMBER, 19 76

Barbara Collier
Notary Public

Commission expires June 7, 1979

BARBARA COLLIER ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

NOV15'76 CONV 35,900.00
NOV15'76 S'TAX B* 93.34
NOV15'76 PR'FEE B* .50
NOV15'76 W'DEED B* 4.00 * 97.84

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.
TO
Jewell Blanchard, a widow

D 77072

REFERENCE

Nov 15 3 11 PM '76

Attorneys TITLE COMPANY
STAHLMAN BUILDING