WARRANTY DEED BOOK 5164 PAGE 613

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,829.94

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF June 1977.

Notary Public

MY COMMISSION EXPIRES: October 28, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DOUGLAS R. BERRY, 907 TWO MILE PKY., GOODLETTSVILLE, TN 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
IRVIN R. PHELAN, et ux (NAME)	THOMAS & HILL, INC. (NAME)	2DU 23400
4500 XAVIER DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 1833 (STREET ADDRESS)	148-8
ANTIOCH, TENNESSEE 37013 (CITY) (STATE) (P. O. ZIP)	CHARLESTON, WEST VA. 25327 (CITY) (STATE) (ZIP)	119

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, WE, MICHAEL R. HILLENBRAND and wife, SHEARON D. HILLENBRAND

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO IRVIN R. PHELAN and wife, ELIZABETH M. PHELAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 95 on the Plan of Oakwood Terrace, Section 2, of record in Book 4460, page 119, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael R. Hillenbrand and wife, Shearon D. Hillenbrand by deed from Williamsburg Corporation of record in Book 4782, page 388, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4500 Xavier Drive, Antioch, Tennessee 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 27 day of June, 1977

Michael R. Hillenbrand — Shearon D. Hillenbrand

MICHAEL R. HILLENBRAND — SHEARON D. HILLENBRAND

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael R. Hillenbrand and Shearon D. Hillenbrand

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 27 day of June, 1977

Commission Expires October 28, 1978 Douglas R Berry
Notary Public

STATE OF
County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and , with whom I am personally acquainted and who upon { his oath / their several oaths } acknowledged { himself / themselves } to be the and respectively of the the within named bargainor, a corporation, and that { he / they } as such 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 as such and attesting the same by the said as such

WITNESS my hand and official seal at office at on this the day of , 19

My commission expires Notary Public

E I I 4 8 3

IDENTIFICATION REFERENCE

JUN 28 10 34 AM '77

REGISTER DAVIDSON CO., TENN.

JUN28'77 CONV 32,829.99
JUN28'77 S'TAX 85.28
JUN28'77 REGFEE .50
4.00 89.78

WARRANTY DEED

FROM
MICHAEL R. HILLENBRAND, et ux

TO
IRVIN R. PHELAN, et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York