BOOK 5230 PAGE 84

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

Georgia B. Phelps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 19 77.

Notary Public

MY COMMISSION EXPIRES: 6-28-80

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Phelps	Dobson & Johnson, Inc.	2D 38817
(NAME)	(NAME)	
3532 Anderson Road	311 Plus Park Blvd.	136-15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37217	Nashville, Tn 37217	64
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Colonial Homes, a partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John H. Phelps et ux Georgia Phelps

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. 104 on the Plan of Harbour Town Village, Section 2, of record in Plat Book 4675, pages 146 and 147, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Colonial Homes, a partnership by deed from Home Service Corporation, of record in Book 5149, page 344, said Register's Office.

This conveyance is subject to restrictions of record in Book 4931, page 667, said Register's Office.

This conveyance is subject to a public utility and drainage easement; drainage easement; overhang easement; anchor easement; and building lines, of record in Plat Book 4675, pages 146 and 147, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 3532 Anderson Road (House Number) (Street) Nashville, Tn. 37217 (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 my hand this 30TH day of NOVEMBER, 19 77

Jack Williams

Steve Vandevender

STATE OF TENNESSEE
Davidson County

BOOK 5230 PAGE 85

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack Williams and Steve Vandevender

the bargainors, 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 Nashville, Tennessee, this 30th day of November 1977

Commission expires 6-28-81

Notary Public

STATE OF TENNESSEE
Davidson 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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 40261

WARRANTY DEED

FROM Colonial Homes

TO John H. Phelps

IDENTIF. REFERENCE

DEC 6 11 15 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

C. Harold Reeves, Attorney
218 Fortune Building 1
311 Union Park Boulevard
Nashville, Tenn. 37217
Box #12

DEC-6 77	CONV	52,000.00			
DEC-6 77	S'TAX		B*	135.20	
DEC-6 77	PR'FEE		B*	.50	
DEC-6 77	W'DEED		B*	4.00	* 139.70