BOOK 5340 PAGE 361

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $53,500.00

X Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF September, 1978.

X Notary Public

MY COMMISSION EXPIRES: April 18, 1982

(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ras Breshears, Jr (NAME) | Fidelity Federal (NAME) | 150 3 |
| 3289 Anderson Road (STREET ADDRESS OR ROUTE NUMBER) | 401 Union Street (STREET ADDRESS) | Par 67 a.E. |
| Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (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, Randall Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ras Breshears, Jr. and wife, Helen M. Breshears

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:

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of The Country Subdivision, Section III, of record in Book 5200, page 44, said Register's Office to which plan reference is hereby made for a more complete description of said lot.

Being part of the same property conveyed to Philhall Corporation and Randall Phillips Builders, Inc. by deed from Robert Leland Henley and wife, Dearah Hill Henley, of record in Book 4684, page 351, said Register's Office; the said Philhall Corporation having since quitclaimed their interest in said property to Randall Phillips Builders, Inc., of record in Book 5077, page 462, Register's Office for Davidson County, Tennessee

This is unimproved ( ) improved ( ) property, known as 3289 Anderson Road (House Number) (Street) Antioch (P. O. Address) Tennessee (City or Town) 37013 (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 hand s this 15th day of September, 1978

Randall Phillips Builders, Inc. By: Lunsford M. Hollins Jr.

STATE OF TENNESSEE
Davidson County

BOOK 5340 PAGE 362

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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Geraldene Bartley, a Notary Public within and for the State and County aforesaid, personally appeared Lunsford M. Hollins Jr. and _____ with whom I am personally acquainted and who upon (his oath) ~~(her several oaths)~~ acknowledged (himself) ~~(themselves)~~ to be the _____ and _____ respectively of the Randall Phillips Builders, Inc the within named bargainor, a corporation, and that (he) as such Vice President and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Lunsford M. Hollins Jr. as such V.P., and attesting the same by the said Lunsford M. Hollins Jr. as such V.P.

Witness my hand and official seal at office at Nashville, Tennessee on this the 15th day of September, 19 78

My commission expires April 18, 1982

Geraldene Bartley
Notary Public

511409-5

WARRANTY DEED

FROM Randall Phillips Builders, Inc.

TO Ras Breshears, Jr. and wife, Helen M. Breshears

E 8 9 7 6 6

IDENTIF. REFERENCE

SEP 20 3 05 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| SEP 20 78 | CONV | 53,500.00 | | | |
| SEP 20 78 | S'TAX | | B* | 139.10 | |
| SEP 20 78 | PR'FEE | | B* | .50 | |
| SEP 20 78 | W'DEED | | B* | 4.00 | * 143.60 |