BOOK 5368 PAGE 865

STATE OF TENNESSEE }
COUNTY OF }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF November, 19 78.

Notary Public

MY COMMISSION EXPIRES 11-26-79

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lawrence C. Burdett, unmarried (NAME)	Commerce Union Bank (NAME)	162-9B
5600 Country Dr., #131 (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	45
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37239 (CITY) (STATE) (ZIP)	5DU 56042

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 Lawrence C. Burdett, unmarried

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

A certain condominium apartment in Davidson County, Tennessee, described as follows, to wit:

Townhouse No. 131, Bldg. 12 on the Revised Site Plan, Phase 3, Hickory Valley Condominium, of record in Book 5050, page 94, and revised in Book 5200, page 110, said Register's Office, to which plan reference is here made

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

This conveyance is made subject to all provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provision and requirements thereof; to the By-Laws for the administration thereof, including but not limited to assessments, all as made and provided in the exhibit to the Master Deed of record in Book 4918, page 125 Register's Office for Davidson County, Tennessee to easements, rights and interest 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 regime and buildings thereon; and also including without limitation all conditions, covenants, restrictions, options, burdens, liens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Hickory Valley Condominiums, Phase 3, as of record in Book 4918, page 116 as amended in Book 4958, page 346, said Register's Office.

This is unimproved ( ) improved (X) property, known as Townhouse #131, 5600 Country Drive, Nashville, Tenn. 37211
(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 my hand this 22nd day of November, 19 78

Lunsford M. Hollins Jr.

Lunsford M. Hollins, Jr.

STATE OF TENNESSEE }

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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 }
County of Davidson }

Before me, the undersigned, 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) (their ~~several oaths~~) acknowledged (himself) (~~themselves~~) to be the Vice President and _____ respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such Vice President and _____, being (they) 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 Vice President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 22nd day of November, 19 78

My commission expires 11-6-79

_____
Notary Public

F 0 2 3 8 6

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

Nov 29 1 13 PM '78

FELIX A. MILLSAPS, REGISTER
DAVIDSON COUNTY, TENN.

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

NOV29 78	CONV	45,400.00			
NOV29 78	S'TAX		B*	118.04	
NOV29 78	PR'FEE		B*	.50	
NOV29 78	W'DEED		B*	4.00	* 122.54