51663-4

WARRANTY DEED

(CORPORATE FORM)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201 FORM #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Larry L. Page	Fidelity Federal Savings & Loan	Map 150-~~66~~ 3-77
(NAME)	(NAME)	
304 Country Court	401 Union Street	2D-~~38390~~ 42049
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	BOOK 5388 PAGE 275
Antioch, Tenn. 37013	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100ths----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Larry L. Page and wife, Dorothy W. Page, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Randall Phillips Builders, Inc. *has bargained and sold, and does hereby transfer and convey unto the said*

Larry L. Page and wife, Dorothy W. Page, their ~~successors~~, heirs and assigns,

certain real estate in Davidson *County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 71 on the Map of the Country Subdivision, Section Three as of record in Book 5190, page 198, said Register's Office.

Said Lot No. 71 fronts 80.0 feet on the westerly margin of Country Court and runs back 138.28 feet on the northerly line and 135.0 feet on the southerly line to a line in the rear which measures 80.08 feet thereon.

Being 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.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 54,900.00 +

Subscribed and sworn to before me, this the 22nd day of January 19 79.

Affiant

My commission ~~Commission~~ Expires ~~OCT 17 1982~~ (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as 304 Country Court, Antioch, Tenn. 37013
(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

Larry L. Page and wife, Dorothy W. Page, their

~~successors~~ 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

Larry L. Page and wife, Dorothy W. Page, their

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

Witness my *hand this* 22nd *day of* January, *19* 79, *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: Lunsford W. Wallace Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Dorothy J. Murphree, 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 himself 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 himself as Vice President.

Witness my hand and seal, at office in Nashville, Tennessee this 22nd day of January, 19 79.

My Commission Expires OCT. 17, 1982
Commission expires

Dorothy J. Murphree
Notary Public

NOTARY PUBLIC * DAVIDSON COUNTY * TENN.

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Larry L. Page and wife, Dorothy W. Page

JAN 23 79 CONV 54,900.00
JAN 23 79 S'TAX B* 142.74
JAN 23 79 PR'FEE B* .50
JAN 23 79 W'DEED B* 4.00 * 147.24

F. I. 0 9 4 2

IDENTIF. REFERENCE

JAN 23 3 14 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING