This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5445 PAGE 5

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Larry J. DeNamur and wife, Suzanne M. DeNamur | First Tennessee Bank N. A. Memphis | 136-11-29 |
| (NAME) | (NAME) P. O. Box 474 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) Memphis, Tennessee 38101 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Larry J. DeNamur and wife, Suzanne M. DeNamur and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

Philhall Corporation

*have this day bargained and sold, and do hereby transfer and convey unto the said* Larry J. DeNamur and wife, Suzanne M. DeNamur

*the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 370 on the Plan of Priest Lake Park, Section 6, as of record in Book 5050, pages 21 and 22, Register's Office for Davidson County, Tennessee.
Said Lot No. 370 fronts 99.33 feet on the easterly side of Priest Lake Drive and extends back 127.07 feet on the northerly line and 136.50 feet on the southerly line to a dead line measuring 85.25 feet thereon.

Being part of the property conveyed to Philhall Corporation by deed from Green Hills Towers, Inc., of record in Book 5046, page 190, said Register's Office.

This conveyance is subject to a 10-foot easement for public utility and drainge purposes, a utility anchor easement, 30-foot minimum building setback line from Priest Lake Drive, and conditions of Owner's Certificate of record in Book 5050, pages 21 and 22, said Register's Office; and restrictive covenants of record in Book 5097, page 566, 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 $ 75,900.00

Subscribed and sworn to before me, this the 1 day of June 19 79.

Affiant

My commission expires: 4/16/82
(Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 3713 Priest Lake Drive, Nashville, Tennessee 37217
(House Number) (Street) P.O. Address: (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1979 taxes which are prorated and assumed by the purchasers.

*We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.*

*Whenever 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* 1st *day of* June, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

PHILHALL CORPORATION

By: Charles S. Wells, Jr., Vice President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* ....., *a Notary Public in and for said County and State,* .....

.....

*the within named 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.....*

.....*Notary Public*

*Commission expires*.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Before me,* NANCY L KOTA, *a Notary Public of the State and County aforesaid, personally appeared* Charles S. Wells, Jr. *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *.....of the* Philhall Corporation *the within named bargainor, a corporation, and that* he *as such* Vice President *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Vice President

*Witness my hand and seal, at office in* Nashville, Tennessee
*this.* 1 *day of* JUNE, *19* 79

Nancy L Kota
*Notary Public*

*Commission expires* 4/18/82

NANCY L KOTA NOTARY PUBLIC DAVIDSON COUNTY

06/05 201.34- CHECK

7131

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238 236595

**WARRANTY DEED**

FROM
Philhall Corporation

TO
Larry J. DeNamur and wife,
Suzanne M. DeNamur

F-32737

IDENTIF. REFERENCE

JUN 5 9 02 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

**Chicago Title Insurance Company**
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

BOOK 5445 PAGE 7

RECEIVED OF _____

FOR _____

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MS - MISCELLANEOUS |
| MO - MORTGAGE | MR - RELEASE | ST - STATE TAX CONVEY. |
| WD - WARRANTY DEED | UC - UNIFORM COMMERCIAL CODE | ST - STATE TAX MORT. |
| TD - TRUST & DEED | | PF - PROBATE FEES |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

75900.00- CO
197.34 CO TX
.50 PRFEE
4.00 WDEED
CHECK 201.84-
7131A06/05/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.32737

IDENTIF. REFERENCE

JUN 5 9 02 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

**No.** 688132