ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Danny M. Newborn & Rhonda K.	First Federal Savings & Loan	162-9B-84
Gibbs (NAME)	(NAME)	
5600 Country Club Dr., Unit	Union at Fourth	FB No.5DU-56133
(STREET ADDRESS OR ROUTE NUMBER) No. 313, Nashville, Tn. 37211	(STREET ADDRESS) Nashville, Tennessee 37219	FB No. 5DU-56081
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5452 PAGE 253

For and in consideration of the sum of Ten and No/100----------($10.00)--------- DOLLARS

Cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged;

We,

Randall Phillips Builders, Inc.

have bargained and sold, and by these presents do transfer and convey unto the said Danny M. Newborn, unmarried and Rhonda K. Gibbs, unmarried

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 5th Civil District of Davidson County, Tennessee, being Townhouse No. 313, on the Fourth Revised Plan of Hickory Valley Condominiums, Phase III, of record in Plat Book 5200, page 131, said Register's Office, to which plan reference is hereby made for a more complete and accurate description.

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

This conveyance is subject to easements, restrictions, setback lines of record and taxes for the current year applicable to said property.

unimproved ( )
This is improved (x) property, known as 5600 Country Drive, Unit No. 313 (House Number) (Street)
Nashville, Tennessee 37211
(P. O. Address) (City or Town) (Zip Code)

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.

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 18th day of June, 19 79.

RANDALL PHILLIPS BUILDERS, INC.

By: Lunsford M. Hollins Jr

Lunsford M. Hollins, Jr.

Vice President

STATE OF TENNESSEE

COUNTY OF ______________________ BOOK 5452 PAGE 254

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 ______________________, this ______________ day of ______________________, 19____.

My commission expires ______________________ Notary Public ______________________

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, ______________________, a Notary Public of the State and County aforesaid, personally appeared Lunsford M. Hollins, Jr. xxxxxxxxxxxxxxxxxxxxxxx with whom I am personally acquainted, and who, upon oath, acknowledged himself to be VicePresident xxxxxxxxxxxxxxxxx respectively of the Randall Phillips Builders, Inc., the within named bargainor, a corporation, and that he as such Vice President xxxxxxxxxxxxx, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Lunsford M. Hollins, Jr. as such Vice President xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx

Witness my hand and seal, at office in Nashville, Tennessee,

this 18th day of June, 19 79. [signature] Notary Public

Commission expires September 25, 1979

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 47,500.00-----------

This is equal to or greater than the property would bring at a fair and voluntary sale.

[signature]

Sworn to and subscribed before me

this 18th day of June, 19 79.

My commission expires September 25, 1979 Notary Public [signature]

This instrument was prepared by:	
This instrument prepared by STEPHENSON, LACKEY AND WAITE	
Name	Address

First Federal Building
Nashville, Tennessee 37219

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Danny M. Newborn, unmarried and Rhonda K. Gibbs, Unmarried

DAVIDSON COUNTY, TENN.
... II REGISTER
JUN 19 3 57 PM '79
IDENTIF. REFERENCE
F 35385

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE: PIONEER TITLE
25451/6

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

BOOK 5452 PAGE 255

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
			47500.00- CO	
			123.50 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	128.00-
0524A	06/19/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 35385

IDENTIF. REFERENCE

JUN 19 3 57 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 691430