STATE OF TENNESSEE } BOOK 5453 PAGE 656
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18TH DAY OF JUNE 19 79

Notary Public

MY COMMISSION EXPIRES: 10-16-81

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
Jeffrey W. Moorse (NAME)	Commerce Union Bank (NAME)	150-7
Lot 71 Towne Village (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	80
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	2D70304

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 Bldrs.Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey W. Moorse and wife Constance A. Moorse

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. 71 on the Plan of Towne Village of the Country, Section One, as of record in Book 5200, page 55 and 56, Register's Office for Davidson County, Tennessee .

Said Lot No. 71 fronts 70 feet on the southwesterly margin of New Towne Road and extends back 90.43 feet along the easterly line and 160 feet along th westerly line to a dead line in the rear measuring 98.69 feet thereon.
Being part of the same property conveyed to Randall Phillips Builders, Inc., by deed from Philhall Corporation of record in Book 5250, page 797, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is improved (XX) unimproved ( ) property, known as Lot 71 Towne Village (House Number) (Street) Antioch, Tenn. 37013 (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 18TH day of JUNE, 19 79

Lunsford M. Hollins Jr.

STATE OF TENNESSEE }

BOOK 5453 PAGE 657

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 XXXXXXXXXXXX respectively of the Randall Phillips Bldrs.Inc. the within named bargainor, a corporation, and that (he) (they) as such Vice President and ___, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said Lunsford M. Hollins, Jr. as such Vice President

Witness my hand and official seal at office at Nashville on this the 18TH day of JUNE, 19 79

My commission expires 10-18-81

Donna McGregory
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

WARRANTY DEED

FROM Randall Phillips Bldrs.Inc.

TO Jeffrey W. Moorse

F. 35904

IDENTIF. REFERENCE

JUN 21 4 09 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

06/21 122.80 CHECK

1158

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

BOOK 5453 PAGE 658

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
			45500.00- CO 118.30 CO TX .50 PRFEE 4.00 WDEED CHECK 122.80-	
			1158A06/21/79 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-35904

IDENTIF. REFERENCE

JUN 21 4 09 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 692042