512041-2

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,200.00

Bobby Dean Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF September, 19 79

Deborah K. Cherney
Notary Public

MY COMMISSION EXPIRES: My Commission Expires July 6, 1982

(AFFIX SEAL)

BOOK 5499 PAGE 666

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

THIS INSTRUMENT WAS PREPARED BY
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby Dean Davis et ux (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	98-2
5205 Roxborough Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 12 Js
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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 Bobby Dean Davis and wife, Anita Lee Davis

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. 33 on the Plan of Roxborough Subdivision, as of record in Book 5200, page 63, said Register's Office.

Said Lot No. 33 fronts 77.99 feet on the southeasterly margin of Roxborough Drive, and runs back 337.40 feet on the northeasterly line and a 107.07 feet on the westerly line, to a line in the rear, measuring 249.15 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc., by deed from Kyle R. Weems, Trustee, of Hamilton Mortgage Corporation, as of record in Book 5239, page 641, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5205 Roxborough Drive (House Number) (Street) Hermitage, Tennessee (P. O. Address) (City or Town) 37076 (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 13th day of September, 19 79

RANDALL PHILLIP BUILDERS, INC.

BY: Lunsford W. Hollins Jr.

Vice President

STATE OF TENNESSEE
Davidson County

BOOK 5499 PAGE 667

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
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Lunsford M. Hollins, Jr. and ~~X~~_____ with whom I am personally acquainted and who upon (~~X~~his oath) acknowledged (himself) ~~X~~ to be the Vice President and ~~X~~_____ respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such Vice President and ~~X~~_____, being 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 X~~ ~~as such X~~_____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 13th day of September, 19 79.

My commission expires My Commission Expires MARCH 10, 1982

Deborah A. Underpool
Notary Public

LIVERPOOL NOTARY PUBLIC STATE OF TENNESSEE LARGE

$58,200.00 512041-2

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Bobby Dean Davis and wife,

Anita Lee Davis

F. 52339

RUSH

IDENTIF. REFERENCE

SEP 17 2 45 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5499 PAGE 668

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			56200.00- CO	
			1513.32 CO TX	
		VB	1513.32- CO TX	
			151.32 CO TX	
			.50 PRFEE	
			6.00 MISC	
			CHECK	157.32-
20		08/17/79	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 62887
4
Deputy Mtg
6-11-345 pm 79
Felix Z. Wilson
Mtg #
Lien Deed

No. 712290