3191 [illegible] 144.04- CHECK

BOOK 5567 PAGE 372

STATE OF TENNESSEE }
COUNTY OF Davidson }

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

52,900.00

Claudia W Dickerson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF FEBRUARY, 19 80

Donna M. Gregory
Notary Public

MY COMMISSION EXPIRES 10-8-80

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. 1161 MURFREESBORO RD, SUITE 248 NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claudia W. Dickerson (NAME)	Engel Mortgage Company, Inc. (NAME)	150-7
3156 Country Meadows Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	112
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (CITY) (STATE) (ZIP)	2D 73135

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 Claudia W. Dickerson

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:

Being Lot No. 102 on the Plan of The Country, Section 4-A, as of record in Book 5190, page 392, said Register's Office.

Said Lot No. 102 fronts 116.73 (35.07 + 81.66) feet on the westerly margin of Country Meadow Road and extends back 205.21 feet on the northerly line and 206.05 feet on the southerly line to a dead line in the rear measuring 42.30 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Robert Leland Henley and wife, Dearah Hill Henley of record in Book 4684, page 3511, and by deed from Philhall Corporation of record in Book 5435, page 451, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved ( ) property, known as 3156 Country Meadows Road Antioch Tenn 37013
(House Number) (Street) (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 hand this 11TH day of FEBRUARY, 19 80

Lunsford M. Hollins Jr.

STATE OF TENNESSEE }

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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 _____ respectively of the Randall Phillips Fldrs., Inc., the within named bargainor, a corporation, and that (he) as such Vice President and _____ (they), 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 _____ as such _____

Witness my hand and official seal at office at Nashville on this the 11th day of February, 19 80

My commission expires 12-18-81

Donna M. Hall
Notary Public

F 76868

IDENTIF. REFERENCE

FEB 19 10 28 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Randall Phillips Fldrs., Inc.

TO
Claudia W. Dickerson

Return to:
LAWYER'S ESCROW SERVICE
1161 MURFREESBORO ROAD, SUITE 248
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			52900.00- CO	
			137.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 144.04-	
319	02/19/80	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 6 8 6 5

FEDERAL TITLE SERVICE

FEB 19 10 28 AM 1980

REGISTER

No. 742485