ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
KEVIN L. ANDERSON et ux	FIRST TENNESSEE BANK N.A. MEMPHIS	150-11-83
(NAME)	(NAME)	
3317 New Towne Road	P.O. Box 474	2D-70321
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Memphis, Tennessee 38101	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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

cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged,

RANDALL PHILLIPS BUILDERS, INC.,

hereinafter called the GRANTOR,

have bargained and sold, and by these presents do transfer and convey unto the said KEVIN L. ANDERSON and wife, MARY JO ANDERSON

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 Davidson County, Tennessee, being Lot No. 154 on the Plan of Towne Village of the Country, Section Two, of record in Book 5200, pages 176 and 177, Register's Office for said County.

Said Lot No. 154 fronts 90 feet on the westerly margin of New Towne Road, and extends back 132.35 feet on the northerly line, and 95.0 feet on the southerly line, to a line on the rear on which it measures 63.93 feet.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deeds from Philhall Corporation of record in Book 5250, page 797, and from W.F. Moss and J.E. Moss of record in Book 4723, page 752, both of record in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants contained in instrument of record in Book 5456, page 511; to the limitations shown on the Plan of record in Book 5200, pages 176 and 177, both of record in the Register's Office for Davidson County, Tennessee; and to 1980 property taxes which are being prorated and which the Grantees assume in full.

(~~XXXXXXXX~~ ( )
This is improved (XX property, known as 3317 New Towne Road, Antioch, Tennessee 37013
(House Number) (Street)

(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 16th day of May, 19 80.

RANDALL PHILLIPS BUILDERS, INC.

Lunsford M. Hollins

BY: LUNSFORD M. HOLLINS, JR., VICE PRESIDENT

BOOK 5603 PAGE 598

STATE OF TENNESSEE
COUNTY OF _____

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, the undersigned, a Notary Public of the State and County aforesaid, personally appeared LUNSFORD M. HOLLINS, JR. and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President and _____ respectively of the RANDALL PHILLIPS BUILDERS, INC., the within named bargainor, a corporation, and that he as such Vice President and _____, 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 and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 16th day of May, 19 80 _____ Notary Public

Commission expires 1-19-81

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 48,700.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Kevin J. Anderson

Sworn to and subscribed before me
this 16th day of May, 19 80

My commission expires 1-19-81 Notary Public

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Attorney at Law, 2211 Crestmoor Road, Nashville, TN 37215

Name Address

HSNC

F 89990

IDENTIF. REFERENCE

MAY 19 4 09 PM '80

DAVIDSON COUNTY, TENNESSEE
FELIX A. WILSON II, REGISTER

Pioneer National Title Insurance Company
Public Square Building
311 4th Avenue North
NASHVILLE, TENNESSEE 37201

File Box 19

9797 WARRANTY DEED 05/19 133.12- CHECK

FROM RANDALL PHILLIPS BUILDERS, INC.

TO KEVIN L. ANDERSON and wife, MARY JO ANDERSON

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

RECEIVED OF _____ BOOK 5603 PAGE 599

FOR _____

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
			48700.00- CO	
			126.62 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 133.12-	
			9797A05/19/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

E 89990

IDENTIF. REFERENCE T

MAY 19 4 09 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 758457