ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
C. Wayne Grimes (NAME)	Fidelity Federal Savings & Loan (NAME)	98-2-32
5205 Alyadar Dr. (STREET ADDRESS OR ROUTE NUMBER)	401 Union St. (STREET ADDRESS)	4D51228
Hermitage, Tenn. (CITY) (STATE) (ZIP CODE)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5696 PAGE 575

For and in consideration of the sum of TEN AND NO/100----------
----------$10.00---------- DOLLARS
cash in hand paid the receipt of which is hereby acknowledged, and the agreement of the Grantee herein to assume and be responsible for the balance of $55,072.92 due and owing to Fidelity Federal Savings and Loan Association secured by a deed of Trust of record in Book 5405, page 388, Register's Office for Davidson County, Tennessee,

Randall Phillips Builders, Inc.
have bargained and sold, and by these presents do transfer and convey unto the said
C. Wayne Grimes, unmarried

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

Being Lot No. 69 on the Plan of Roxborough Subdivision, as of record in Book 5200, page 63, said Register's Office.

Said Lot N'. 69 fronts 94.99 feet on the westerly margin of Alyadar Drive, and runs back 142.49 feet on the northerly line and 216.32 feet on the southerly line to a line in the rear, measuring 120.30 feet thereon.

Being the same property conveyed to Randall Phillips Builders, Inc., by deed from Melvin W. Alcorn, unmarried and Dorothy Alcorn, unmarried of record in Book 5634, page 36, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 5505 Alyadar Dr., Hermitage, Tenn.
(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 30th day of December, 19 80.

RANDALL PHILLIPS BUILDERS, INC.

BY: Lunsford M. Hollins Jr.
Lunsford M. Hollins, Jr., Vice President

BOOK 5696 PAGE 576

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 30th day of December, 1980.

Shirley J. Davis
Notary Public

Commission expires 11-9-83

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 65,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

C. Wayne Young

Sworn to and subscribed before me
this 30th day of December, 1980.

Shirley J. Davis
Notary Public

My commission expires 11-9-83

Filed This instrument was prepared by:

Lawyer's Escrow Service, Inc., 1161 Murfreesboro Rd., #248, Nashville, Tenn.
Name Address

3.2.3.9.5.8

IDENTIF. REFERENCE

DEC 31 4 11 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
511 4th Avenue North
NASHVILLE, TENNESSEE 37219

3003 WARRANTY DEED - CHECK

FROM

TO

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5696 PAGE 577

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
			65000.00- CO	
			169.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 175.50-	
3003A	12/31/80	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

323958

IDENTIF. REFERENCE

DEC 31 4 11 PM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 800179