DELTA TITLE COMPANY
TWO INTERNATIONAL PLAZA DRIVE
SUITE 520
P. O. BOX 17351
NASHVILLE, TENNESSEE 37217

THIS INSTRUMENT PREPARED BY
THOMAS, HALL[illegible] WEISSMAN
417 [illegible]
SUITE 303
NASHVILLE, TENNESSEE 37211

BOOK 5711 PAGE 265 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,250.00

William L. Hipps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February, 19 81

Virginia Tuttle
Notary Public

MY COMMISSION EXPIRES: 5/31/84
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY		
NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MR/MRS. WILLIAM L. HIPPS (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	109-1-24
105 NEEDLES COURT (STREET ADDRESS OR ROUTE NUMBER)	4041 KNIGHT ARNOLD RD. (STREET ADDRESS)	3D85733
NASHVILLE, TN., 37214 (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TN., 38118 (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, LARCHWOOD HOMES CONSTRUCTION COMPANY, a joint venture,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM L. HIPPS, AND WIFE, PERMILLA C. HIPPS

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. 107 on the Plan of Larchwood Subdivision, Sec. II of record in Book 5200, Pages 57, 58 and 59, as revised in Plat Book 5200, Page 207 of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to grantors by virtue of a warranty deed of record in Book 5504, Page 20 of said register's office.

THIS conveyance, however, is subject to any and all easements and rights-of-way of public record and to restrictions of record in Book 5158, Page 918, made applicable by deed of record in Book 5308, Page 70, and restrictions of record in Book 5479, Page 443.

This is unimproved ( ) improved (X) property, known as 105 NEEDLES COURT, NASHVILLE, TN., 37214
(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 OUR hand S this 13th day of FEBRUARY, 19 81

LARCHWOOD HOMES CONSTRUCTION CORP.

BY: James M. Fischer
JAMES M. FISCHER, JR.

James T. McLean
JAMES T. McLean

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STATE OF TENNESSEE
DAVIDSON County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES M. FISCHER, JR., AND JAMES T. McLean

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, DAVIDSON COUNTY, Tennessee, this 13th day of FEBRUARY, 19 81

Commission expires 5/31/81

Barbara Kelly
Notary Public

STATE OF TENNESSEE
County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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 _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

G 29557

IDENTIF. REFERENCE

FEB 17 1 06 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

02/17 170.82- CHECK

183

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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

63250.00- CO
164.32 CO TX
.50 PRFEE
6.00 WDEED
CHECK 170.82-
0183A02/17/81 BAL .00-

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 9 5 5 7

T
IDENTIF. REFERENCE

FEB 17 1 06 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 807065