OFFICIAL RECEIPT

3215 [illegible]

H 11961

IDENTIF. REFERENCE

OCT 8 9 45 AM '82

REGISTER

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5947 PAGE 683

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,750.00

Michael M. Brian
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF OCTOBER, 1982.

Notary Public

MY COMMISSION EXPIRES 11-5-83

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
Michael M. Brian (NAME)	Commerce Union Bank (NAME)	86-7
1028 Jackson's Valley Rd. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2546 (STREET ADDRESS)	38
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	4D 1134

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 Michael M. Brian and wife Lisa K. Brian

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. 22 on the Plan of Jackson's Retreat, Section I, Phase I, as of record in Book 5200, page 286, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 65 feet on the southerly margin of Jackson's Valley Road and extends back 270.0 feet along the easterly line and 198.11 feet along the westerly line to a broken line in the rear measuring 108.12 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc., by deed from First American National Bank of record in Book 5584, page 274, 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 (XX) property, known as 1028 Jackson's Valley Rd. (House Number) (Street) Hermitage, Tenn. 37076 (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 my hand this 6TH day of OCTOBER, 19 82

Randall Phillips Builders, Inc.

BY: Lunsford M Hollins Jr.

Lunsford M. Hollins, Jr., Vice President

OFFICIAL RECEIPT

FELIX Z. WILSON, II

STATE OF TENNESSEE }

BOOK 5947 PAGE 684

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 (~~their several oaths~~ his oath) acknowledged (~~themselves~~ himself) to be the Vice President and _____ respectively of the Randall Phillips Builders 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 6TH. day of OCTOBER, 19 82

My commission expires 11-9-83

Notary Public

WARRANTY DEED

FROM

Randall Phillips Builders Inc.

TO

Michael M. Brian

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 _____ BOOK 5947 PAGE 685

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
			45750.00-	CO
			129.22	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 135.72-
			3215A10/06/82	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H I 1 9 6 1

IDENTIF. REFERENCE

OCT 8 9 45 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 903927