OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6140 PAGE 246

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

x Carol Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF SEPTEMBER, 1983

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37239
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM H. PHILLIPS (NAME)	S A M E (NAME)	MAP 131-1-F
401 Bowling Ave #1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 5
Nashville Tn 37205 (CITY) (STATE) (P. O. ZIP)	(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, JOHN G. GIANIKAS (1/2 undivided interest), HOWARD ANDERSON (1/4 undivided interest) and GEORGE ANTON (1/4 undivided interest)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM H. PHILLIPS and wife, SUE PHILLIPS,

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. 5 on the Plan of Chatsworth, formerly Buxton Square, as of record in Plat Book 5200, page 575, to which plan specific reference is made herein for a complete description of metes and bounds.

BEING part of the property conveyed to John G. Gianikas, Howard Anderson and George Anton by deed from Virginia Allman Waite of record in Book 5929, page 104, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE MADE SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 6049, PAGE 665, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

H 74561

IDENTIF. REFERENCE

Sep 20 9 29 AM '83

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

CHECK

This is Unimproved (X) Improved ( ) property, known as Lot #5, Chatsworth
(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.

09/20

Witness our hand s this 12th day of SEPTEMBER, 1983

John G. Gianikas — Howard Anderson — George Anton

JOHN G. GIANIKAS HOWARD ANDERSON GEORGE ANTON

8590

OFFICIAL RECEIPT
FELIX Z. WILSON, II

STATE OF TENNESSEE
Davidson County

BOOK 6140 PAGE 247

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named JOHN G. GIANIKAS, HOWARD ANDERSON and GEORGE ANTON,

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, Tennessee, this 12th day of SEPTEMBER, 19 83

Commission expires 10/12/86

_____
Notary Public

STATE OF TENNESSEE
Davidson 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
JOHN G. GIANIKAS, et ux

TO
WILLIAM L. PHILLIPS, et ux

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6140 PAGE 248

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			40000.00- CO	
			104.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 110.50-	
			8590A09/20/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 74561

IDENTIF. REFERENCE

SEP 20 9 29 AM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 979840