620051-6

B0413

FORM NO. WD-1

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

BOOK 6144 PAGE 47

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,400.00

Clifton O. Detamore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF Septmebef 1983.

Barbara J. Whittaker
Notary Public

MY COMMISSION EXPIRES: My Commission Expires APRIL 19, 1987
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clifton O. Detamore et ux (NAME)	Fidelity Federal Savings and Loan Assn (NAME)	Map 150-11
417 South Towne Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 101
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	2D-70338

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 CLIFTON O. DETAMORE AND WIFE, JANICE L. DETAMORE

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. 224 on the Plan of Towne Village of the Country, Section 3 of record in Book 5200, pages 268 and 269, Register's Office for Daivdosn County, Tennessee.

Said Lot No. 224 fronts 37.83 feet on the northerly side of Towne Court and runs back 151.37 feet on the easterly line and 125.18 feet on the westerly line to a line in the rear which measures 164.05 feet thereon.

Being the same property conveyed to Randall Phillips Builders, Inc., by deed from Philhall Corp., of record in Book 5250, page 797, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 417 South Towne Court (House Number) (Street) Antioch, Tennessee 37013 (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 23rd day of September, 19 83

RANDALL PHILLIPS BUILDERS, INC.

By: Timothy J. Ferguson, Vice President

Timothy J. Ferguson
Vice President

STATE OF TENNESSEE
Davidson County

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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
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Timothy J. Ferguson and _____ with whom I am personally acquainted and who upon (his oath) (~~their several oaths~~) acknowledged (himself) (~~themselves~~) to be the Vice President and _____ respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) (~~they~~) as such Vice President 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 Timothy J. Ferguson as such Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 23rd day of September, 19 83.

My commission expires My Commission Expires APRIL 19, 1987

Barbara J. Whittaker
Notary Public

BARBARA J. WHITTAKER NOTARY PUBLIC DAVIDSON COUNTY TENN.

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Clifton O. Detamore and wife,
Janice L. Detamore

H 7 5 8 2 8

IDENTIF. REFERENCE

SEP 26 2 41 PM '83

REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

09/26 163.54- CHECK

111

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

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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

60400.00- CO
157.04 CO TX
.50 PRFEE
6.00 WDEED
CHECK 163.54-
D111A09/26/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 5 8 2 6

IDENTIF. REFERENCE

Sep 26 2 41 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 981331