OFFICIAL RECEIPT

File Box 43

BOOK 5160 PAGE 106

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19TH DAY OF OCTOBER 1983

Notary Public

MY COMMISSION EXPIRES 11-5-83

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Kristi Lynne Nelson, unmarried (NAME)	Commerce Union Bank (NAME)	150-3
3106 Justin Towne Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	117
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	2D 72205

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 Philhall Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kristi Lynne Nelson, unmarried

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. 30A on the Plan of Justin Towne, Section II, as of record in Book 5200, page 459 and re-recorded as zone lot division of Lots 6, 7, & 30 in Book 5200, page 618, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northerly right of way of Justin Towne Court, said point being the southwest corner of the westerly half of Lot 30; thence leaving said right of way N 11 degrees 52 minutes 55 seconds west 197.29 feet to a point; thence S 48 degrees 03 minutes 46 seconds east 34.20 feet to a point; thence S 18 degrees 17 minutes 17 seconds east 84.94 feet to a point; thence S 24 degrees 44 minutes 28 seconds east 49.23 feet to a point; thence S 21 degrees 39 minutes 40 seconds east 33.44 feet to a point in the northerly right of way of Justin Towne Court; thence with said margin along a curve 44 feet to the point of beginning and containing 5,487 square feet, more or less.

Being part of the same property conveyed to Philhall Corporation by deed from Robert Leland Henley and wife, Dearah Hill Henley of record in Book 4684, page 351, and by deed from Randall Phillips Builders, Inc., of record in Book 5936, page 602, Register's Office for Davidson County, Tn.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 3106 Justin Towne Court (House Number) (Street) Antioch, Tenn. 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 19TH day of OCTOBER, 19 83

PHILHALL CORPORATION

BY: Charles S. Wells, Jr.

Charles S. Wells, Jr., Vice President

CHEK 10/20-129.44 - 5374

OFFICIAL RECEIPT

STATE OF TENNESSEE }

BOOK 6160 PAGE 107

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 Charles S. Wells, Jr. and _____ with whom I am personally acquainted and who upon ~~(their several oaths)~~ acknowledged ~~(themselves)~~ (his oath) (himself) to be the Vice President and _____ respectively of the Philhall Corporation 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 Charles S. Wells, 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 20TH day of OCTOBER, 19 83

My commission expires 11-9-83

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Philhall Corporation

TO

Kristi Lynne Nelson, unmarried

H 8 1 1 2 7

IDENTIF. REFERENCE

Oct 20 10 16 AM '83

FELIX Z. WILSON C.C. REGISTER
DAVIDSON COUNTY, TN

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

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
			46900.00- CAMT.	
			121.94 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	128.44-
6374A	10/20/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T
IDENTIF. REFERENCE

OCT 20 10 16 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H 8 1 1 2 7

No. 987391