OFFICIAL RECEIPT

File by 43

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF NOVEMBER, 19 83

Notary Public

MY COMMISSION EXPIRES 4/2/87

BOOK 6175 PAGE 299

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
Toby K. Culp (NAME)	Commerce Union Bank (NAME)	150-2
3153 Justin Towne Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	122
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	2072169

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 Toby K. Culp and wife Terry S. Culp

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. 18A on the Plan of Justin Towne, Section II as of record in Book 5200, page 528 and re-recorded as Zone Lot Division of Lots 18 and 19 in Book 5200, pge 665, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly right of way of Justin Towne Court, said point being the southeast corner of the southerly half of Lot 18; thence leaving said right of way South 38 degrees 20 minutes 24 seconds west 226.52 feet to a point; thence North 11 degrees 19 minutes 44 seconds east 37.23 feet to a point; thence North 4 degrees 56 minutes 48 seconds east 53.19 feet to a point; thence North 1 degrees 16 minutes 45 seconds west 43.39 feet to a point; thence North 76 degrees 05 minutes 49 seconds east 77.42 feet to a point; thence North 43 degrees 10 minutes 11 seconds east 56.29 feet to a point in the westerly right of way of Justin Towne Court; thence with said right of way along a curve 20.07 feet to the point of beginning and containing 7,933 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, Tennessee.

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

This is improved ( ) unimproved ( ) property, known as XX 3153 Justin Towne Ct. (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 10th day of NOVEMBER, 19 83

PHILHALL CORPORATION

Tom J. Fergus, Vice President

CHEC 1 84 25 4 4 4 4

2376

OFFICIAL RECEIPT

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STATE OF TENNESSEE }

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. 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 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 10TH day of NOVEMBER, 19 83

My commission expires 4-2a-86 Notary Public

WARRANTY DEED

FROM Philhall Corporation

TO Toby K. Culp

IDENTIF. REFERENCE

H86233

Nov 14 9 25 AM '83

FELIX E. WILSON 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

RECEIVED OF _____

FOR _____

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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

45900.00- CAMT.
119.34 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 125.84-
2376A11/14/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 8 6 2 3 3

IDENTIF. REFERENCE

Nov 14 9 25 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 993204