File Box 43

BOOK 6197 PAGE 323

STATE OF TENNESSEE
COUNTY OF Davidson

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

56,500.00 X Debora Kay Shahla
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF DECEMBER, 1983

Notary Public

MY COMMISSION EXPIRES 4/20/86

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 |
|---|---|---|
| Jalil Shahla (NAME) | Commerce Union Bank (NAME) | 35-8 |
| 1444 Autumn Knoll (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 2543 (STREET ADDRESS) | 24 |
| Hermitage, Tenn. 37076 (CITY) (STATE) (P. O ZIP) | Nashville, Tenn. 37219 (CITY) (STATE) (ZIP) | 4021 |

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 Jalil Shahla and wife Debora Kay Shahla

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. 127 on the Plan of Jackson's Retreat, Phase III, as of record in Book 5200, pages 517 and 518, Register's Office for Davidson County, Tennessee.

Said Lot No. 127 fronts 59.50 feet on the southerly margin of Autumn Knoll and extends back 253.95 feet on the easterly line and 229.75 feet on the westerly line to a dead line in the rear measuring 105.23 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 5564, page 274, Register's Office for Davidson County, Tennessee.

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

H 93049

IDENTIF. REFERENCE

Dec 20 10 57 AM '83

REGISTER DAVIDSON COUNTY, TN

This is unimproved ( ) improved ( ) property, known as 1444 Autumn Knoll (House Number) (Street) Hermitage, Tenn. 37075 (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 16th day of DECEMBER, 19 83

Randall Phillips Builders, Inc.

Timothy J. Fagan, VP President

12/20 154.44 CHE

837

STATE OF TENNESSEE }

BOOK 6197 PAGE 324

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 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 on this the 15th day of December, 19 85

My commission expires 4/20/86

Notary Public

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Jalil Shaila

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 _____ BOOK 6197 PAGE 325

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 |
|---|---|---|---|---|

56900.00- CAMT.
147.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 154.44-
0837A12/20/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H93049

IDENTIF. REFERENCE

Dec 20 10 57 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1408