550059-6

FORM NO. WD-1

BOOK 6225 PAGE 530

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF February 19 84.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires APRIL 19, 1987

(AFFIX SEAL)

Return Instrument With Deed To:
KENNEY, MICKEY & CRAWFORD
218 Third Avenue North
Nashville, Tennessee 37201

FILED FOR RECORD FEB 3 1984 AT 8:45 A.M.
DAVIDSON COUNTY, TENN. FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

THIS INSTRUMENT WAS PREPARED BY		
NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dean R. Leathers et ux	Fidelity Federal Savings and Loan	150-10-64A
(NAME)	(NAME)	
New Towne Road 3456 ~~Newtowne~~ Road	401 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	Nashville, Tennessee 37219	2D-69358
(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, RANDALL PHILLIPS BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DEAN R. LEATHERS AND WIFE, KIMBERLY G. LEATHERS

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. 194 on the Plan of Towne Village of The Country, Section 3, of record in Book 5200, pages 268 and 269, Register's Office for said County, described as follows:

Said Lot No. 194 fronts 78.40 feet on the southerly side of New Towne Road, and fronts 85.0 feet on the easterly side of Towne Valley Road, said frontages being joined by a curve having a distance of 39.27 feet, and runs back 102.64 feet on the easterly line and 60.85 feet on the southerly line to a point of intersection.

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

3456 Newtowne Road and 3456 New Towne Road being one and the same property.

unimproved ( )
This is improved (X) property, known as New Towne ~~Newtowne~~ Road (3456) Antioch, Tennessee 37013
(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.

Witness hand this 2nd day of February, 19 84

RANDALL PHILLIPS BUILDERS, INC.

By: Vice President

Timothy J. Ferguson, Vice President

02/03 166.14- CHECK

1049

STATE OF TENNESSEE
Davidson County

BOOK 6226 PAGE 531

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) (himself) acknowledged to be the Vice President and _____ respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) 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, Tennessee on this the 2nd day of February, 19 84.

My commission expires My Commission Expires APRIL 19, 1987

_____
Notary Public

NOTARY PUBLIC WHITTAKER TENN. DAVIDSON COUNTY

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Dean R. Leathers and wife,
Kimberly G. Leathers

101553

IDENTIF. REFERENCE

FEB 3 2 35 PM '84

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6226 PAGE 532

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

61400.00- CAMT.
159.64 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 166.14-
1049A02/03/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10153

IDENTIF. REFERENCE

FEB 3 2 35 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 11328