550215-5

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THIS INSTRUMENT PREPARED BY:
DENNEY, LACKEY & CHERNAU
218 Third Avenue, North
P. O. Box 3429
Nashville, TN 37219-0429

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6350 PAGE 838

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,900.00

Betty A. Cunningham
Clifton L. Cunningham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF July, 1984

Notary Public

MY COMMISSION EXPIRES: My Commission Expires July 15, 1987
(AFFIX SEAL)

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
Clifton L. Cunningham et ux (NAME)	Fidelity Federal S & L Association (NAME)	150-10-59
3016 Towne Valley Rd. (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	2D-69353
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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 CLIFTON L. CUNNINGHAM AND WIFE, BETTY A. CUNNINGHAM

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. 234 on the Plan of Towne Village of The Country, Section 3, of record in Book 5200, pages 268 and 269, said Register's Office.

Said Lot No. 234 fronts 75 feet on the southeasterly side of Towne Valley Road and runs back between parallel lines 130 feet to a dead line in the rear measuring 75 feet thereon.

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

I 4 0 2 1 1

IDENTIFICATION REFERENCE

AUG 1 3 19 PM '84

FELIX A. MCCUTCHEON, JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 3016 Towne Valley Rd. (House Number) (Street) Antioch (P. O. Address) (City or Town) 37013 (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 31st day of July, 19 84

RANDALL PHILLIPS BUILDERS, INC.
BY:

STATE OF TENNESSEE
Davidson County

BOOK 6350 PAGE 839

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, (or proved to me on the basis of satisfactory evidence) 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___.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, Judy Anderson a Notary Public in and for the State and County aforesaid, personally appeared Timothy J. Ferguson

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice-President _____ of the Randall Phillips Builders, Inc. a corporation, and that he as such Vice-President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice-President

Witness my hand and official seal at Nashville, TN this 31st day of July, 19 84.

My Commission Expires JUL 13, 1987 Judy Anderson Notary Public

Commission Expires _____

NOTARY PUBLIC AT LARGE TENNESSEE

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Clifton L. Cunningham and wife,

Betty A. Cunningham

Attorneys Title Company

Titles Guaranteed

NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6350 PAGE 840

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			58900.00- CAMT.	
			153.14 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	159.64-
8701A08/01/64			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 1 1 I 4 0 T IF. REFERENCE

IDENT

AUG 1 9 17 PM '64

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0057606