File Box 43

BOOK 6363 PAGE 490

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,100.00

Judy S. Frizzell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF August, 1984

Notary Public

MY COMMISSION EXPIRES 4/20/86
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENN.

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
Robert D. Frizzell	Commerce Union Bank	150-60
(NAME) 3341 Country Ridge Drive	(NAME) P. O. Box 2546	
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tenn. 37013	(STREET ADDRESS) Nashville, TN. 37219	2D44150
(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 Robert D. Frizzell and wife, Judy S. Frizzell

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. 277 on the Plan of The Country, Section 6B, as of record in Book 5200, page 741, Register's Office for Davidson County, Tennessee.

Said Lot No. 277 being a corner lot, fronts 88.26 feet on the southerly margin of Country Ridge Drive and fronts 85 feet on the northwesterly margin of Daisy Trail said frontages being joined by a curve measuring 39.27 feet; the westerly line of said lot extends back 110 feet and intersects the southerly line which measures 113.26 feet.

Being part of the same property conveyed to Randall Phillips Builders, Inc., and Philhall Corporation by deed from John R. Creager, Jr., James Russell Creager, Richard H. Creager, and William H. Creager of record in Book 4805, page 551 Register's Office for Davidson County, Tennessee and being part of the same property conveyed to Philhall Corporation and Randall Phillips Builders, Inc., by deed from Robert Leland Henley and wife, Dearah Hill Henley of record in Book 4684, page 351, Register's Office for Davidson County, Tennessee. The said Philhall Corporation having since conveyed its interest in the subject property to Randall Phillips Builders, Inc., of record in Book 6246, page 538, said Register's Office.

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

CHEC - 08/20 206.96- 3597

unimproved (XX)
This is improved ( ) property, known as 3341 Country Ridge Drive, Antioch, Tenn. 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 my hand this 17th day of August, 1984

Randall Phillips Builders, Inc.
By:
Timothy J. Ferguson, Vice President

STATE OF TENNESSEE
Davidson County

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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, or proved to me on the basis of satisfactory evidence, and who upon his oath acknowledged himself 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 on this the 17th day of August, 1984.

My commission expires 4/20/86

Notary Public

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Robert D. Frizzell

Judy S. Frizzell

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

IDENTIFICATION REFERENCE

AUG 20 3 36 PM '84

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

1.4.4.2.1.2.

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

77100.00- CAMT.
200.46 CSTAX
.50 PRFEE
6.00 MISC
CHECK 206.96-
3597408/20/84 CAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1:44:21:2

IDENTIF. REFERENCE

AUG 20 3 36 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0062338