B0613 #550250-8

FORM NO. WD-1

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

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,900.00

Philip R. Chase
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August, 1984.

Notary Public

MY COMMISSION EXPIRES: 1-19-88

(AFFIX SEAL)

FIDELITY FEDERAL SAVINGS AND

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Philip R. Chase et ux (NAME) | Fidelity Federal S & L of TN. (NAME) | 150-46 2D-38300 |
| 3348 Country Ridge Dr. (STREET ADDRESS OR ROUTE NUMBER) | 401 Union St. (STREET ADDRESS) | 150-46 2D-44150 |
| Antioch, Tn. 37013 (CITY) (STATE) (P. O. ZIP) | Nashville, TN. 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 PHILIP R. CHASE AND WIFE, JOANNE CHASE

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. 240 on the Plan of "The Country", Section 6-B, of record in Book 5200, pages 741 and 742, said Register's Office.

Said Lot No. 240 fronts 77.26 feet on the northeasterly side of Country Ridge Drive and fronts 85.0 feet on the northwesterly side of Daisy Trail, said frontages being joined by a curve measuring 39.27 feet and runs back 110.0 feet on the northwesterly line to a line on the rear which measures 102.26 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Philhall Corp. as of record in Book 6246, page 538, said Register's Office.

I 47355

IDENTIF. REFERENCE

SEP 4 2 34 PM '84

FEE REGISTER
DAVIDSON COUNTY, TN

09/04 206.44- CHECK

This is improved (x) unimproved ( ) property, known as 3348 Country Ridge Drive (House Number) (Street) Antioch (P. O. Address) Tn. 37013 (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 seised 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 30th day of August, 19 84

RANDALL PHILLIPS BUILDERS, INC.

BY:

7545

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, (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, Jane Thomas 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 30th day of August, 19 84

Commission Expires 1-19-88

Jane Thomas Notary Public

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Philip R. Chase and wife,
Joanne Chase

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

# OFFICIAL RECEIPT

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

RECEIVED OF

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

76900.00- CAMT.
199.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 206.44-
7545A09/04/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 7 3 5 5

IDENTIF. REFERENCE

SEP 4 2 14 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 0066159