WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
A. Sean Kircher (NAME)	Fidelity Federal Savings & Loan Assoc. (NAME)	To be assigned KS
3608 Victoria Station Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Antioch; Tennessee 37013 (CITY) (P. O. ZONE) (STATE)	Nashville, TN. 37219 (CITY) (ZONE) (STATE)	

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,

Philhall Corporation, hereinafter named the Grantor

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have this day bargained and sold, and do hereby transfer and convey unto the said A. Sean Kircher, unmarried

certain real estate in Davidson *County, Tennessee, as follows:* *(successors), heirs and assigns,*

Land in Davidson County, Tennessee, being Lot No. 40-B, Zone Lot Division of Lots 38 thru 42, Chelsea of Priest Lake, Section 1-A, of record in Book 6250, page 87, said Register's Office.

Said Lot No. 40-B fronts 21.24 feet on the southeasterly side of Victoria Station Court and runs back 126.99 feet on the westerly line and 139.88 feet on the northeasterly line, which is a broken line, to a line in the rear which measures 105.0 feet thereon.

Being the same property conveyed to Philhall Corporation by deed from Randall Phillips Builders, Inc. as of record in Book 6246, page 548, said Register's Office.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 51,900.00

Subscribed and sworn to before me, this the 5th day of September 19 84

Affiant

My commission expires My Commission Expires JULY 27, 1986 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 3608 Victoria Station Court (House Number) (Street) P. O. Address: Antioch, (City or Town) TN 37013

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees *(successors), heirs and assigns forever.* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

we *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 5th *day of* September, 19 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Charles S. Wells

Philhall Corporation by Charles S. Wells, Jr., Vice President

STATE OF TENNESSEE }
COUNTY OF }

Personally appeared before me, ..., a Notary Public in and for said County and State, ...

.....

.....

.....

the within named 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.....

.....Notary Public

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF Davidson }

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Charles S. Wells, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged him self to be Vice President of the Philhall Corporation, the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Vice President

Witness my hand and seal, at office in Nashville, TN.
this 5th day of September, 19 84

My Commission Expires JULY 27, 1986

Robert W. Turner
Notary Public

Commission expires.....

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY:

William G. Traber, Attorney
107 Donelson Pike
Nashville, TN. 37214t

I 49218

RUSH

IDENTIFICATION REFERENCE

SEP 12 2 39 PM '84

REGISTER
DAVIDSON COUNTY, TN

Loan #01-550251-6

WARRANTY DEED

FROM

Philhall Corporation

TO

A. Saan Kircher

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

Tennessee Agent of

USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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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

51900.00- CAMT.
134.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 141.44-
9815A09/12/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 9 2 1 8

IDENTIF. REFERENCE

SEP 12 2 39 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0068363

Void

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