File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF December 19 84

Notary Public

MY COMMISSION EXPIRES 11-16-85
(AFFIX SEAL)

BOOK 6454 PAGE 494

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
Harold R. Heiser	Commerce Union Bank	150-47
(NAME)	(NAME)	
3817 Hillshire Drive	P. O. Box 2546	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Nashville, TN. 37219	2D44100
(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, Philhall Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold R. Heiser and wife, Margaret R. Heiser

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. 567 on the Plan of Kensington of Priest Lake, Section 1- A, of record in Book 5200, page 707, Register's Office for Davidson county, Tennessee.

Said Lot No. 567, being a corner lot, fronts 100 feet on the southerly margin of Hillshire Drive and fronts 87.74 feet on the south-westerly margin of Brookmont Circle, said frontages being joined by a curve measuring 39.27 feet; the southerly line of said lot extends back 128.85 feet and intersects the westerly line which measures 125 feet thereon.

Being part of the same property conveyed to Philhall Corporation by deed from Randall Phillips Builders, Inc. of record in Book 6246, page 558 Register's Office for Davidson County, Tennessee.

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

This is unimproved ( ) improved (xx) property, known as 3817 Hillshire Drive, 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 ti, 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 December, 19 84

Philhall Corporation

By

Charles S. Wells, Jr., Vice President

7398

BOOK 6454 PAGE 495

STATE OF TENNESSEE
Davidson County

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 ~~Charles S. Wells, Jr.~~ or proved to me upon the basis of satisfactory evidenc ~~and~~ _____ with whom I am personally acquainted and who upon ~~(his oath) (their several oaths)~~ acknowledged ~~(himself) (themselves)~~ to be the Vice President ~~and~~ _____ ~~respectively~~ of the Philhall Corporation 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 ~~Charles S. Wells, Jr.~~ 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 ~~December~~, 19 ~~84~~.

My commission expires 11-1-87

Notary Public

WARRANTY DEED

FROM
Philhall Corporation

TO
Harold R. Heiser

Margaret R. Heiser

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

IDENTIF. REFERENCE

DEC 20 3 24 PM '84
FELIX Z. WILSON III
REGISTER
DAVIDSON COUNTY, TN

1:7.1:7.1:8.1

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

RECEIVED OF _____

FOR _____

BOOK 6454 PAGE 496

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
			115900.00-	CAMT.
			301.34	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 307.84-
			7398A 12/20/84	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.T. 1.7. 1.8.

IDENTIF. REFERENCE

DEC 20 3 24 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 95173