BU4 43

BOOK 6468 PAGE 243

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,900.00

Randolph P. Woodruff
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF December, 19 84.

Notary Public

MY COMMISSION EXPIRES 11-1-87
(AFFIX SEAL)

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
Randolph P. Woodruff (NAME)	Commerce Union Bank (NAME)	150-11
608 Summertime Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	171
Antioch, Tennessee 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 Randolph P. Woodruff and wife, Lena C. Woodruff

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. 564 on the Plan of Towne Village of the Country, Section 4A, of record in Book 6250, pages 20 and 21, Register's Office for said County.

Said Lot No. 564 fronts 63.25 feet on the northerly margin of Summertime Court and extends back 94.36 feet on the westerly line and 185 feet on the southerly line to a dead line in the rear measuring 137.74 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Elmer G. Chadwell and wife, Lorene Y. Chadwell of record in Book 4687, page 44, and by deed from Philhall Corporation of record in Book 5508, page 923 Register's Office for Davidson County, Tennessee.

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

1.7.4.7.3.7.

IDENTIF. REFERENCE

JAN 4 12 30 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CLERK

This unimproved ( ) improved (Xx) property, known as 608 Summertime Court, (House Number) (Street) Antioch, Tennessee 37013 (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 28th day of December, 1984

Randall Phillips Builders, Inc.

By:

Timothy J. Ferguson, Vice President

1094

STATE OF TENNESSEE
Davidson County

BOOK 6468 PAGE 244

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 and who upon ~~(his oath) (their several oaths)~~ acknowledged ~~(himself) (themselves)~~ 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 28th day of ~~December~~, 19 ~~84~~.

My commission expires 11-1-87

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Randolph P. Woodruff

Lena C. Woodruff

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

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

RECEIVED OF _____

FOR _____

BOOK 6468 PAGE 245

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
			66900.00- CAMT.	
			173.94 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	180.44-
1094A0	1/04/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17.47.37.

IDENTIF. REFERENCE

JAN 4 12 30 PM 85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98783