File Box 43

BOOK 6558 PAGE 876

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

Ralph J. Stabile
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF May 19 85

Notary Public

MY COMMISSION EXPIRES 11-1-89
(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
Ralph J. Stabile (NAME)	Commerce Union Bank (NAME)	150-3
3562 Gondola Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	157
Antioch, Tennessee 37013 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	2D44100

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 Ralph J. Stabile and wife, Lillian J. Stabile

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. 48A, Zone Lot Division Lots 48 - 52, Chelsea of Priest Lake, Section 1-B, of record in Book 6250, page 263, Register's Office for said County.

Said Lot No. 48A, being a corner lot, fronts 45.90 feet on the easterly margin of Shakerville Court and fronts 70 feet on the southerly margin of Gondola Drive, said frontages being joined by a curve measuring 39.27 feet; the easterly line of said lot extends back 62.99 feet and intersects the southerly line which measures 98.44 feet thereon.

Being part of the same property conveyed to Philhall Corporation by deed from Lillie Cone Coleman et vir John A. Coleman, Sr., and John Andrew Coleman, Jr., of record in Book 4867, page 654, and by deed from Randall Phillips Builders, Inc. of record in Book 6246, page 548 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 3562 Gondola Drive, (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, esate, 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 16th day of May, 19 85

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

Attest:

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 ~~Charles S. Wells, Jr.~~ or proved to me upon the basis of satisfactory evidence ~~and~~ _____ (his oath) _____ (himself) with whom I am personally acquainted and who upon ~~XXXXXXXXXXXXXXXXXX~~ acknowledged ~~X~~(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 16th day of May, 19 85.

My commission expires 11-1-87

Notary Public

WARRANTY DEED

FROM
Philhall Corporation

TO
Ralph J. Stabile

Lillian J. Stabile

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

J 0 5 4 7 4

IDENTIF. REFERENCE

MAY 16 2 25 PM '85

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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	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

57000.00- CAMT.
148.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 154.70-
8877A05/16/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 5 4 7 4

IDENTIF. REFERENCE

MAY 16 2 25 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 135539