Book 19
1933
93e986-4-

FORM NO. WD-1

BOOK 6579 PG 274

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,900.00

Willie Sean Teague
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF June 19 85.

Notary Public

MY COMMISSION EXPIRES: 10/24/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie Sean Teague (NAME)	Fidelity Federal Savings & Loan (NAME)	P/O 150-47
3302 Chatterly Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	2D-44100
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 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, Philhall Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Willie Sean Teague, unmarried

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. 63-A, Zone Lot Division of Lots 60 thru 63, Chelsea of Priest Lake, Section One-B, as of record in Book 6250, page 364, said Register's Office.

Said Lot No. 63-A fronts 32.56 feet on the northerly side of Gondola Drive and fronts 80.00 feet on the easterly side of Chatterly Court said frontages being joined by a curve which measures 37.28 feet and runs back 109.16 feet on the easterly line and 67.49 feet on the northerly line to a point of intersection.

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.

This is unimproved ( ) improved (XX) property, known as 3302 Chatterly Court, 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 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 his hand this 11th day of June, 19 85

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

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, James H. Stafford a Notary Public in and for the State and County aforesaid, personally appeared

Charles S. Wells, Jr.

_____

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-Pres _____ of the Philhall Corp _____ a corporation, and that he as such Vice-Pres, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice-Pres.

Witness my hand and official seal at Nashville Tn, this 6th day of June, 1985

Commission Expires 10/24/88

James H. Stafford Notary Public

J. I. 2 I. 4. 9

WARRANTY DEED

FROM

Philhall Corporation

TO

William Sean Teague, unmarried

IDENTIF. REFERENCE

JUN 11 2 25 PM 1985

FEE $ ... REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

56900.00- CAMT.
147.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 154.44-
7119AD6/11/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1 2 1 4 9

IDENTIF. REFERENCE

JAN 11 2 25 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 143571