File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson BOOK 6766 PAGE 566

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 19 86

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
Jeffrey L. Wade et ux	Commerce Union Bank	150
(NAME) 3022 Chelsea Way	(NAME) P. O. Box 2546	3
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tennessee 37013	(STREET ADDRESS) Nashville, Tennessee 37219	260
(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 Jeffrey L. Wade and Betty T. Wade

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. 89A on the Zone Lot Division of Lots 83,84,89,94 and 101 on the Plan of Chelsea of Priest Lake , Section 2B, of record in Book 6250, page 766, Register's Office for Davidson County, Tennessee.

SAID Lot NO. 89A fronts 46.34 feet on the southerly margin of Chelsea Way and extends back 170.08 feet on the westerly line and 155 feet on the easterly line to a broken line in the rear measuring 41.05 feet thereon.

Being part of the same property conveyed to Philhall Corporation by deed from Lillie Cone Coleman and husband, John A. Coleman, Jr. and son, John Andrew Coleman, Jr. of record in Book 4867, page 654 and by deed from Randall Phillips Builders, Inc. of record in Book 6573, page 302 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 (X) property, known as 3022 Chelsea Way, 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 16th day of January, 19 86

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

STATE OF TENNESSEE
Davidson County

BOOK 6766 PAGE 567

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 ~~XXXXXXXXXXXXXXXXXXXX~~ acknowledged ~~XX~~(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 January, 19 86.

My commission expires 11-1-87

_____
Notary Public

7.0 3 1.5.

IDENTIFICATION REFERENCE

JAN 21 3 03 PM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Philhall Corporation

TO

Jeffrey L. Wade

~~Betsy T. Wade~~

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 6766 PAGE 568

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
			60900.00- CAPT.	
			150.30 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	164.30-
			7606A01/21/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0 3 1.5

DOCUMENT REFERENCE

JAN 21 3 09 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 212322