BOOK 7128 PAGE 697 File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,986.50.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January 19 87.

Notary Public

MY COMMISSION EXPIRES 12-1-87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, NASHVILLE, TN. 37201

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Dorothy M. Sawyer (NAME)	SAME (NAME)	150-3
3611 Wells Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	#306
Antioch, Tn. 37013 (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 CORP.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dorothy M. Sawyer, 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. 119B of Zone Lot Divison of Lots 119 through 123 Chelsea Of Priest Lake, Section 2-C, of record in Book 6900, page 192, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Randall Phillips Builders, Inc. and Philhall Corp., by deed from Lillie Cone Coleman and husband John A. Coleman, Sr. and John Andrew Coleman, Jr., of record in Book 4867, Page 654, Register's Office for Davidson County, Tennessee and by Quitclaim Deed from Randall Phillips Builders, Inc. to Philhall Corp., of record in Book 6573, Page 301, Register's Office for Davidson County, Tennessee.

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

90869

IDENTIFICATION REFERENCE

FEB 5 11 07 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is ( ) unimproved (X) property, known as 3611 Wells Court, Antioch, Tenn. 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 21st day of January, 19 87

PHILHALL CORP.

BY:

Timothy J. Ferguson, Vice President

12/22 174.

7128

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 Timothy J. Ferguson

~~and~~ or proved to me upon the basis of satisfactory evidence ~~and~~ (his oath) _____ (himself) _____ with whom I am personally acquainted and who upon ~~his oath~~ acknowledged ~~himself~~ (themselves) to be the Vice President ~~and~~ _____ ~~respectively~~ of the Philhall Corp. the within named bargainor, a corporation, and that (he) as such Vice President ~~and~~ _____ (they), 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, Tennessee on this the 21st day of January, 19 87.

My commission expires 11-1-87

_____
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM

TO

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
NASHVILLE, TENNESSEE 37201

[redacted]

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

59086.50- CAMT.
168.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 174.50-
Z168A02/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

90869

IDENTIFICATION REFERENCE

FEB 5 11 07 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42606