BOOK 7137 PAGE 108 File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF February 19 87.

Notary Public

MY COMMISSION EXPIRES 11/1/87
(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
Stephen A. Lehmann et ux	Commerce Union Bank	150-4-85
(NAME)	(NAME)	
4037 Lancashire Drive	P.O. Box 2546	02D-74978
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	Nashville, TN 37219	
(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 Stephen A. Lehmann and his wife, Cynthia M. Lehmann

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. 574 on the Plan of Kensington of Priest Lake, Section Two of record in Book 625, Pages 592 and 593, Register's Office for Davidson County, Tennessee.

SAID Lot No. 574 fronts 100.00 feet on the southerly margin of Lancashire Drive and extends back between lines measuring 135.00 feet on the easterly side and 100.00 feet on the westerly side to a broken line on the rear upon which measures 133.45.

Being part of the same property conveyed to Philhall Corp. by deed from Lillie Cone Coleman and husband John A. Coleman, Sr. and son John Coleman, Jr. of record in Book 4867, page 654 Register's Office for said County, and by deed from Randall Phillips Builders, Inc. of record in Book 6772, Page 609, Register's Office for Davidson County, Tennessee.

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

IDENTIFICATION REFERENCE
FEB 13 1 58 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

9. 3 7. 8. 9.

02/13 398.25 CHECK

This is unimproved ( ) improved (X) property, known as 4037 Lancashire Drive, Antioch, TN 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 12th day of February, 1987

Philhall Corporation
By:
Timothy J. Ferguson, 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, _____, a Notary Public within and for the State and County aforesaid, personally appeared the undersigned Timothy J. Ferguson or proved to me upon the basis of satisfactory evidence and/ _____ with whom I am personally acquainted and who upon ~~(their several oaths)~~ (this oath) acknowledged ~~(themselves)~~ (himself) 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 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 ~~12th~~ _____ day of ~~February~~, 19 ~~87~~.

My commission expires 11-1-87

_____
Notary Public

NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE AT LARGE

WARRANTY DEED

FROM
Philhall Corporation

TO
Stephen A. Lehmann
Cynthia M. Lehmann

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

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
			391.72	CSTAX
			.50	PRFEE
			6.00	WDCLD
			CHECK	398.22
04082202/13/97			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 3 7 8 9

IDENTIFICATION REFERENCE

FEB 13 1 58 PM '97

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 45847