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File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April, 1987.

Notary Public

MY COMMISSION EXPIRES 11/1/88
(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Wiley C. Conner, III, unmarried	Citizens Union Bank	25-7; 62
(NAME) 115 Welshwood Court	(NAME) P.O. Box 2546	G020461
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, TN 37072	(STREET ADDRESS) 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, Russell Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wiley C. Conner, III, 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. 168 on the Plan of Windsor Green, Phase 1, Section 3, of record in Book 6250, Page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 168 fronts 65 feet on the easterly margin of Welshwood Court and is back 87 feet on the southeasterly line and 87 feet on the northwesterly line and runs in the rear measuring 65 feet thereon.

Being part of the same property conveyed to Russell Phillips Builders, Inc. by deed from T. Clay Briley, Jr., Trustee, of record in Book 6100, page 615 and by Deeds of Correction of record in Book 6297, Page 207, and in Book 6201, Page 391, Register's Office for Davidson County, Tennessee.

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

2.10.39

IDENTIFICATION REFERENCE

MAY 1 12 11 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 115 Welshwood Court, Goodlettsville, TN 37072
(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 my hand this 29th day of April, 1987

Russell Phillips Builders, Inc.

By: [redacted]
Henry B. Ferguson, Vice President

Attest:

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STATE OF TENNESSEE
Davidson County

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 or proved to me upon the basis of satisfactory evidence /and/ _____ (this oath) _____ (himself) with whom I am personally acquainted and who upon ~~(their several oaths)~~ acknowledged ~~(themselves)~~ (he) to be the Vice President /and/ _____ /respectively/ of the Randall Phillips Builders, Inc. 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 on this the 29th day of April, 19 87.

My commission expires 11-1-87.

Notary Public

WARRANTY DEED

FROM
Randall Phillips Builders, Inc.

TO
Wiley C. Conner, III, unmarried

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN 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
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			75900.00- CAMT.	
			212.52 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 219.02-	
			1636A05/01/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.10.39

IDENTIFICATION REFERENCE

MAY 1 12 11 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 76296