BOOK 7248 PAGE 220 File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,900.00

Jennifer G Keith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 87

Notary Public

MY COMMISSION EXPIRES 3/11/90
(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
Jennifer G. Keith, unmarried	Commerce Union Bank	26-7
130 Corbridge Court (NAME)	P.O. Box 2546 (NAME)	#71
Goodlettsville, TN 37072 (STREET ADDRESS OR ROUTE NUMBER)	Nashville, TN 37219 (STREET ADDRESS)	G020490
(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, Randall Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jennifer G. Keith, 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. 87 on the Plan of Resubdivision of Windsor Green, Phase 1, Section III, Lots 73-87, of record in Book 6200, page 366, Register's Office for said County.

SAID Lot No. 87, which is a corner lot, fronts 50.08 feet on the easterly margin of Corbridge Court and fronts 74.54 feet on the northerly margin of Windsor Green Blvd., said frontages being joined by a curve having a length of 37.31 feet, and extends back 50.08 feet on the westerly line and 74.67 feet on the easterly line to a point of intersection.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from I. F. Clay Bailey, Jr., Trustee of record in Book 6100, page 617 and by Deeds of Correction in Book 6201, page 391 and Book 6297, page 207 Register's Office for Davidson County, Tennessee.

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

IDENTIFICATION REFERENCE
29797

MAY 27 8 49 AM '87
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) property, known as 130 Corbridge 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 22nd day of May, 19 87

Randall Phillips Builders, Inc.
By:
Timothy J. 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/ XXXXXXXXXXXXXX XXXXXXX with whom I am personally acquainted/and who upon (their several oaths) his oath acknowledged (themselves) himself to be the Vice President of Randall Phillips Builders, Inc.

and/ ______________________ /respectively of the the within named bargainor, a corporation, and that (he) XXXXX 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 22nd day of May, 19 87.

My commission expires 3/11/90

[signature] Notary Public

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Jennifer G. Keith, 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 MOEED	
			CHECK 219.02-	
			1652A05/27/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.9767

IDENTIFICATION REFERENCE

MAY 27 3 44 AM '87

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 86111