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STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 127,900.00

David A. Fleming
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF June 19 87

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
David A. Fleming et ux	SAME	150-4
(NAME)	(NAME)	
4028 Lancashire Dr.		90
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
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 Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David A. Fleming and wife, Janice S. Fleming

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. 617 on the plan of Section Two, Kensington of Priest Lake, of record in plat Book 6250, page 592, Register's Office for Davidson County, Tennessee, to which plan 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 Corporation by deed from Lillie Cone Coleman and Husband, John A. Coleman, Sr., and son, John A. Coleman, Jr., of record in Book 4867, page 654, said Register's Office, and by Quitclaim Deed to Philhall Corporation from Randall Phillips Builders, Inc., of record in Book 6772, page 608, Register's Office for Davidson County, Tennessee.

37796

IDENTIFICATION REFERENCE

JUN 18 1 43 PM 87

PEGGY ANN NELSON REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 4028 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 16th day of June, 19 87

Philhall Corporation

BY: C. Wayne Meadows Asst V.P.

C Wayne Meadows, Assistant Vice President

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 C. Wayne Meadows

and/ or proved to me upon the basis of satisfactory evidence and/ _____ with whom I am personally acquainted and who upon (this oath) ~~their several oaths~~ acknowledged (himself) ~~themselves~~ to be the Assistant Vice President and/ _____ respectively of the Philhall Corporation the within named bargainor, a corporation, and that (he) as such Assistant 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 C. Wayne Meadows as such Assistant Vice President, and ~~attesting the same by the said as such~~ _____.

Witness my hand and official seal at office at Nashville, Tn. on this the 16th day of June, 19 87.

My commission expires 11-1-87

Notary Public

NOTARY PUBLIC
DAVIDSON CO. TN
AT LARGE

WARRANTY DEED

FROM
Philhall Corporation

TO
David A. Fleming et ux
Janice S. Fleming

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	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

127900.00- CAMT.
358.12 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 364.62-
0851A06/18/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37796

IDENTIFICATION REFERENCE

JUN 18 1 43 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 95117