Box 8 C

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
James J. Hoctor
3509 Shakertown Road
Antioch, TN. 37013

MORTGAGEE:
Germantown Trust Savings Bank
7770 Poplar Avenue
Germantown, TN. 38138

MAP-PARCEL NUMBERS:
MAP 150-3
PARCEL 441
2D-75815

WARRANTY DEED

BOOK 7368 PAGE 405

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Randall Phillips Builders, Inc. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto James J. Hoctor and wife, Judy A. Hoctor hereinafter called the Grantee, Grantee's 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. 400 on the plan of Section Eight, 2nd Revising "The Country", of record in Book 6250, pages 912 and 913, Register's Office for said County.

SAID Lot No. 400 fronts 82.75 feet on the broken southerly margin of Shakertown Road and extends back 144.92 feet on the westerly line and 150 feet on the easterly line to a dead line in the rear, measuring 78.17 feet thereon.

BEING a portion of the same property conveyed to Randall Phillips Builders, Inc. by Quitclaim Deed from Philhall Corp. of record in Book 6848, page 615, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6764, page 735, said Register's Office, and to the matters set forth in the above referenced plan of record.

70444

IDENTIFICATION REFERENCE

OCT 1 11 17 AM '87

DAVIDSON COUNTY, TN

This is (~~un~~)improved property, known as ~~3509 Shakertown Road, Antioch, TN. 37013~~.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 25th day of September, 1987.

Randall Phillips Builders, Inc.
By: Jackie Roark, Asst. V.P.
Jackie Roark, Assistant Vice Pres

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7368 PAGE 406

Before me, the undersigned, of the State and County aforesaid, personally appeared Jackie Roark, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the President (or other officer authorized to execute the instrument) of the Randall Phillips Builders, Inc., the within named bargainor, a corporation, and that she as such Assistant Vice Pres, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Assistant Vice Pres. Witness my hand and official seal, at office in Nashville, Tennessee, this 25th day of September, 19 87.

Corinne B. Garrett
Notary Public

My Commission Expires: 4-2-90

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 125,900.00

James J. Hoctor
Affiant

Subscribed and sworn to before me, this the 25th day of September, 19 87.

Percy Wilkins Jr.
Notary Public

My Commission Expires: 10-24-88

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

Randall Phillips Builders, Inc.

James J. Hoctor and wife, Judy A. Hoctor.

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26952

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7368 PAGE 407

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

125900.00- CAMT.
352.52 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 359.02-
8586A10/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

70444

IDENTIFICATION REFERENCE

OCT 1 11 19 AM '87

FELIX Z. WILSON II REG'R
DAVIDSON COUNTY, TN

No. 22128