BOOK 7481 PAGE 848

File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 95,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 19 88.

Notary Public

MY COMMISSION EXPIRES 10-9-91
(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 |
|---|---|---|
| Charles Edward Diatikar et ux (NAME) | Leader Federal Savings & Loan Association (NAME) | 26-7 |
| 125 Cambridge Court (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 2926 (STREET ADDRESS) | #136 |
| Goodlettsville, TN 37072 (CITY) (STATE) (P.O. ZIP) | Memphis, TN 38101-2926 (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, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Edward Diatikar and his wife, Wanda M. Diatikar

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. 214 on the Plan of Windsor Green, Phase II, Section I, as shown on plat of record in Book 6250, Page 989, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed of record in Book 6100, Page 617, as corrected by Deed of record in Book 6201, Page 391, and in Book 6297, page 207, Register's Office for Davidson County, Tennessee. The said Randall Phillips Builders, Inc. now known as Phillips Builders, Inc. by instrument of record in Book 7298, Page 203, said Register's Office.

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

D09294

IDENTIFICATION REFERENCE

MAR 2 2 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1990 CONFIRMATORY DEED

This is improved (XX) unimproved ( ) property, known as 125 Cambridge 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 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 29th day of February, 1988

Phillips Builders, Inc.
By:
Jackie Roark, Asst. Vice President
Attest: Jackie Roark, Asst. V.P.

274.18

STATE OF TENNESSEE
Davidson County

BOOK 7481 PAGE 849

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 Jackie Roark or proved to me upon the basis of satisfactory evidence /and _____ with whom I am personally acquainted/and who upon ~~(their several oaths)~~ acknowledged ~~(themselves)~~ to be the Asst. Vice President /and _____ /respectively/ of the Phillips Builders, Inc. the within named bargainor, a corporation, and that s(he) as such Asst. 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 Jackie Roark as such Asst. Vice President /and ~~executing the same/by the said~~ _____ /as such/ _____.

Witness my hand and official seal at office at Nashville on this the 29th day of February, 19 88.

My commission expires 10-9-91

Notary Public

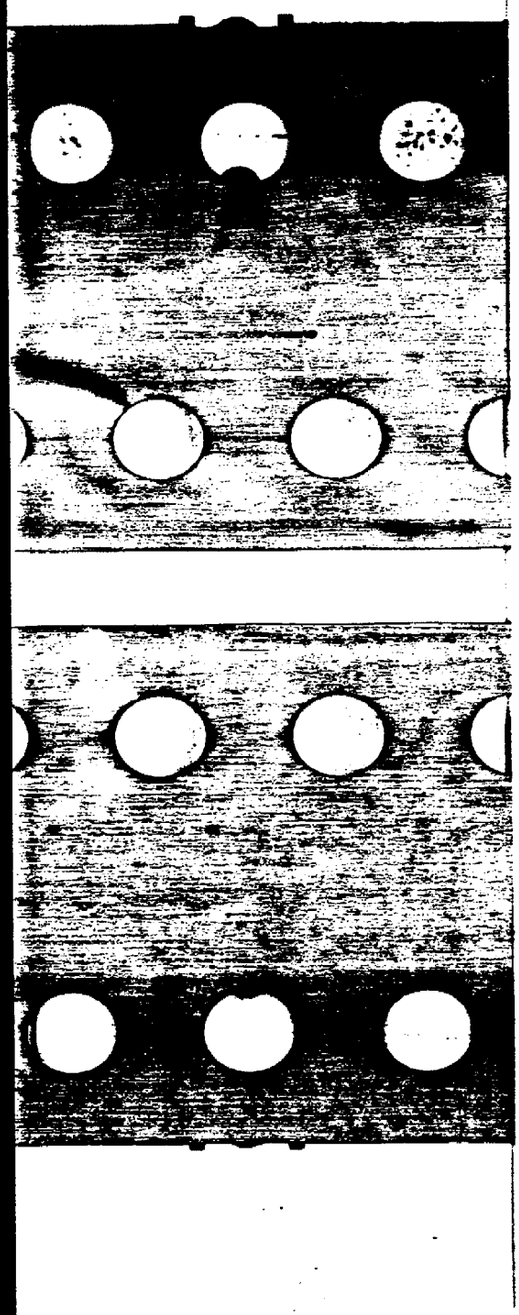
WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Charles Edward Diatikar

Wanda M. Diatikar

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 BOOK 7481 PAGE 850

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

CAMT 95600.00
CON TX 267.68
PRFEE 0.50
WDEED 6.00
TOTAL 274.18
CHECK 274.18

03/02/88 01 14:03 0001 1990

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

009294

IDENTIFI REFERENCE

MAR 2 2 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 66688