Box 14

FORM NO. WD-1

5104

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,900.00

Robert Seay Kent
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August 19 88.

Notary Public

MY COMMISSION EXPIRES: July 15, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carole Ann Kent (NAME)	Fidelity Federal Savings & Loan (NAME)	172-8-A-021
1305 Paulson Way (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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 Carole Ann Kent and husband, Robert Seay Kent

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. 21 on the Plan of Hunters Branch, Section 2B, as of record in Book 6900, pages 336 and 337, Register's Office for said County.

Said Lot No. 21 fronts 89.23 feet on the north margin of Paulson Way and runs back 127.01 feet on the westerly line and 100.00 feet on the easterly line to a line in the rear which measures 47.99 feet thereon.

Being the same property conveyed to Philhall Corporation, a Tennessee corporation by deed from Hunter's Branch Development, Inc., a Tennessee corporation as of record in Book 7179, page 182, said Register's Office. Phillips Builders, Inc. is successor and interest to Philhall Corporation, a Tennessee corporation by virtue of Articles of Merger of record in Book 7298, page 203, said Register's Office.

This conveyance is made subject to the following:
The Plan of record in Book 6900, page 336 and 337, said Register's Office, shows an Owner's Certificate, and certain easements and setback lines.

Declaration of Covenants, Conditions, and Restrictions, including but not limited to assessments, charges and liens, of record in Book 6601, page 7, said Register's Office.

By-Laws of record in Book 6632, page 429, said Register's Office.

Open Space as dedicated in plat of record in Book 6900, page 336 and 337, said Register's Office.

This is unimproved ( ) / improved (X) property, known as 1305 Paulson Way, Antioch, Tennessee 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 seised 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 his hand this 15th day of August, 19 88

Phillips Builders, Inc.

By: Jackie Hall Vice Pres.

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, (or proved to me on the basis of satisfactory evidence) 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____.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for 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 himself to be the Vice President of the Phillips Builders, Inc. a corporation, and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President.

Witness my hand and official seal at Nashville, Tenn., this 15th day of August, 19 88.

Notary Public

Commission Expires On 16, 1991

NOTARY PUBLIC

WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Carole Ann Kent and husband,
~~Robert Gary Kent~~

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

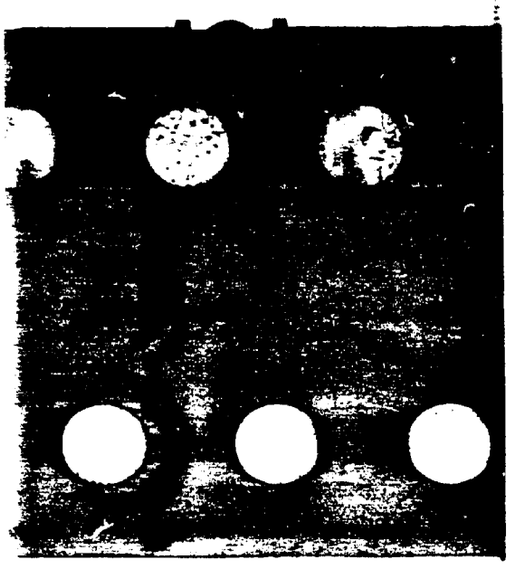
5916

AUG 16 2 23 PM '88

7598 08/16 0101 03CHECK 313.07

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

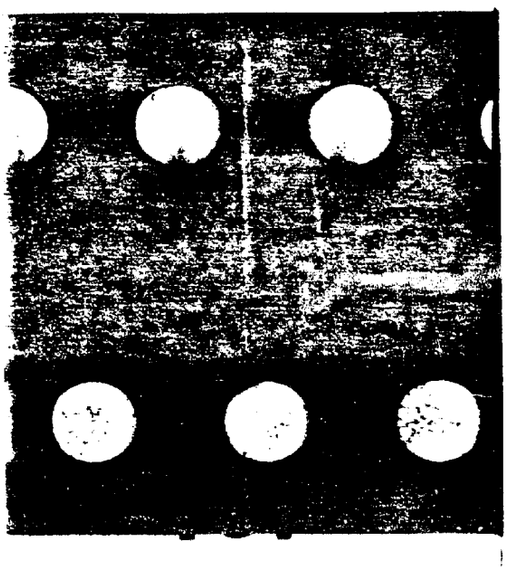
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	92900.00
CON TX	306.57
PRFEE	0.50
WDEED	6.00
TOTAL	313.07
CHECK	313.07

08/16/88 01 14:24 0001 7598



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5918 86

AUG 16 2 23 PM '88

No. 124147