File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $86,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August 19 88.

Notary Public

MY COMMISSION EXPIRES 10-9-91
(AFFIX SEAL)

BOOK 7641 PAGE 677

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
James A. Petre, Jr. et ux	Sovran Mortgage Corporation	53-13;47
(NAME)	(NAME)	
401 Sorensen Way	201 E. Cary Street	11D 94266
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Richmond, VA 23219	
(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, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Petre, Jr. and his wife, Jean Michelle Petre

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. 100 on the Plan of Kimbolton, Phase I, of record in Plat Book 6900, Pages 276, 277 and 278, said Register's Office.

SAID Lot No. 100, which is a corner lot, fronts 126.35 feet on the southeasterly margin of Joe Pyron Drive and fronts 75.0 feet on the northeasterly margin of Sorensen Way, said frontages being joined by a curve having a length of 39.27 feet, and extends back 151.35 feet on the southeasterly line and 100.0 feet on the northeasterly line to a point of intersection.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Betty Ritchie Casey and husband, Gerald Casey; Andy T. Ritchie, III, and wife, Phyllis Ritchie; Edward C. Ritchie and wife, Anne Ritchie; and Joan Ritchie, a feme sole, of record in Book 6746, Page 672, 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, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved XX property, known as 401 Sorensen Way, (House Number) (Street) Madison, TN 37115 (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 30th day of August, 1988

Phillips Builders, Inc.
By: Jackie Roark, Vice Pres
Jackie Roark, Vice-President

Attest:/

STATE OF TENNESSEE
Davidson County

BOOK 7641 PAGE 678

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 ~~(his)(her) oath~~ acknowledged ~~(himself)~~ herself (themselves) to be the Vice-President

/and _____ her oath /respectively of the Phillips Builders, Inc.

the within named bargainor, a corporation, and that ~~(he)~~ she 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 Jackie Roark 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 30th day of August, 19 88.

My commission expires 10-9-91

Notary Public

SHIRLEY D. HARGE NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM
Phillips Builders, Inc.

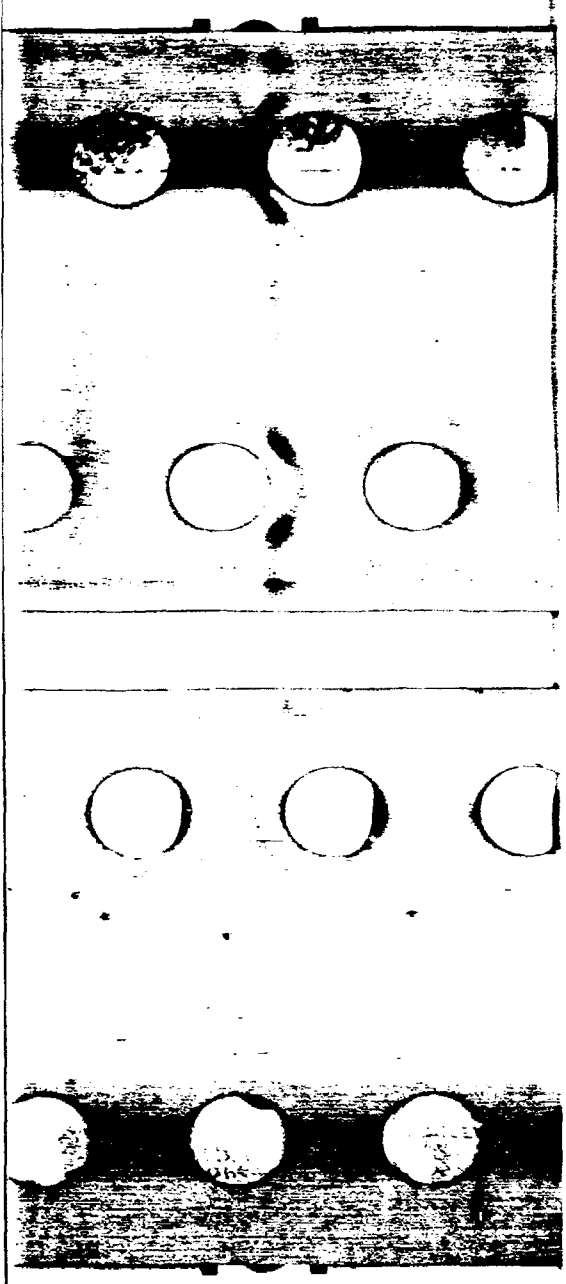
TO
James A. Petre, Jr.
Jean Michelle Petre

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

63838

RECEIVED FOR RECORD
SEP 1 9 51 AM '88
DAVIDSON COUNTY, TN.
REGISTER'S OFFICE

293.27 NOT ORIGINAL DOCUMENT



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7641 PAGE 679

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	86900.00
CON TX	286.77
PRFEE	0.50
WDEED	6.00
TOTAL	293.27
CHECK	293.27

09/01/98 01 09:52 0001 2798

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63838

IDENTIFICATION

SEP 1 9 51 AM '98

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 129484