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FORM NO. WD-1

5267
240510
Box 14

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,900.00

Sally M. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF October, 88

Notary Public

MY COMMISSION EXPIRES: 3/31/92

(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
Gordon M. Smith (NAME)	Fidelity Federal Savings & Loan (NAME)	150-03-379
1017 Ainsworth Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	2D76505
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 Gordon M. Smith and wife, Sally M. Smith

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. 433 on the Plan of The Country, Section Nine, as of record in Book 6900, pages 285 and 286, Register's Office for said County.

Said Lot No. 433 fronts a total of 84.58 feet on the northeast margin of Ainsworth Circle an runs back 149.20 feet on the northerly line and 113.89 feet on the southerly line to a line in the rear which measures 90.40 feet thereon.

Being the same property conveyed to Randall Phillips Builders, Inc., a Tennessee corporation and Philhall Corp., a Tennessee corporation by deed from Phillips Builders, a Tennessee partnership composed of Randall L. Phillips, Harry Edward Phillips and Randall Phillips as of record in Book 7195, page 100, Instrument of Correction in Book 7225, page 222, said Register's Office. Phillips Builders, Inc. is successor and interest 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 285 and 286, said Register's Office, shows an Owner's Certificate, and a 10 foot public utility and drainage easement on the rear line.

Restrictions contained in instrument of record in Book 7402, page 977, corrected in Book 7404, page 292, said Register's Office.

This is (unimproved) (improved (XX)) property, known as 1017 Ainsworth Circle, 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 seized 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 28th day of October, 19 88

Phillips Builders, Inc.
By: Jackie Roark, Vice Pres.
Jackie Roark, 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, (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____.

Commission Expires_____ _____Notary Public

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 she 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 28th day of October, 19 88.

Commission Expires 3/3/92 Notary Public

NOTARY PUBLIC LARGE STATE OF TENN.

WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Gordon M. Smith and wife, Sally M. ~~Smith~~

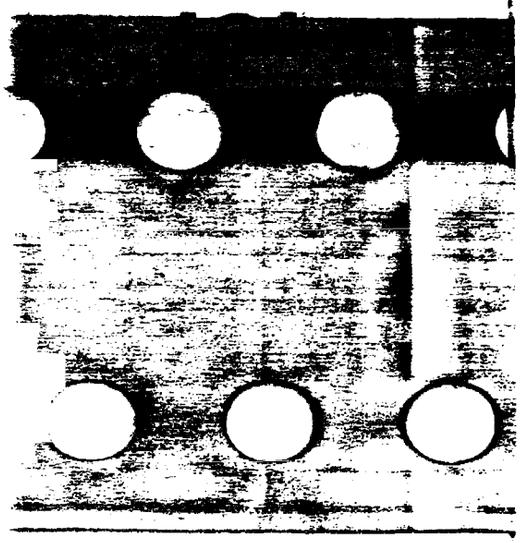
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

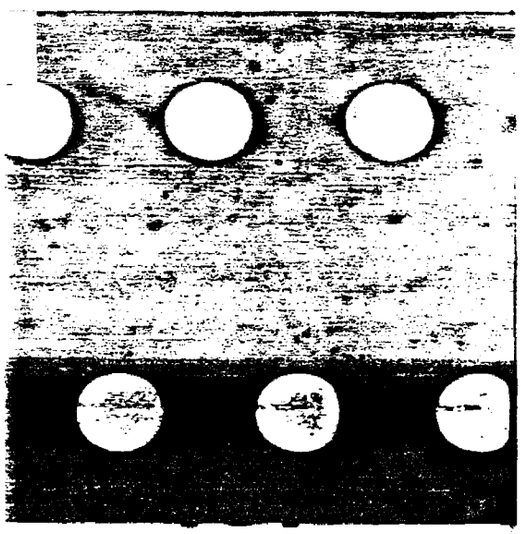
8:12 0 7.

IDENTIFICATION REFERENCE

OCT 31 3 18 PM '88
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

2720 10/31 0101 03CHECK 415.57





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 123900.00
CON TX 408.87
PRFEE 0.50
WDEED 6.00
TOTAL 415.37
CHECK 415.37

10/31/88 01 15:19 0001 2720

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 1 2 0 7

IDENTIFICATION REFERENCE

OCT 31 3 18 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 149440