File Box 43

BOOK 7769 PAGE 616

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,155.00

Judith L Colla
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February, 19 89.

Notary Public

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

THIS INSTRUMENT WAS PREPARED BY:
Adams, Taylor, Philbin, Pigue & Marchetti, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Judith L. Colla, unmarried (NAME)	Dominion Bancshares Mortgage Corporation (NAME)	
1104 Burlingame Court (STREET ADDRESS OR ROUTE NUMBER)	11350 Random Hills Road (STREET ADDRESS)	150-8-157
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Fairfax, VA 22030 (CITY) (STATE) (ZIP)	2D-76761

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 Judith L. Colla, unmarried

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. 425 on the Plan of Phase I, Somerset, formerly Towne Village of the Country, Section 6 of record in Plat Book 6900, Pages 690 and 691, Register's Office for Davidson County, Tennessee.

SAID Lot No. 425 fronts 76.38 feet on the northerly margin of Burlingame Court and extends back 138.08 feet on the westerly line and 86.20 feet on the easterly line to a dead line in the rear measuring 88.09 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc., by Deed of Record in Book 5508, Page 923, 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.

07941

FEE 9 10 44 AM '89

5984 02/09 0101 03CHECK 304.16

This is improved (XX) unimproved ( ) property, known as 1104 Burlingame Court, (House Number) (Street) Antioch, TN 37013 (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 7th day of February, 19 89

Phillips Builders, Inc.
By: Jackie Shires, Vice Pres.
Jackie Shires, Vice President

Attest:

STATE OF TENNESSEE
Davidson County

BOOK 7769 PAGE 617

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 Shires

~~and~~ ~~_____~~ or proved to me upon the basis of satisfactory evidence ~~and~~ ~~_____~~ with whom I am personally acquainted and who upon ~~XXXXXXXXXXXXXXX~~ her oath ~~(their several oaths)~~ acknowledged ~~XXXXXXX~~ herself ~~(themselves)~~ to be the Vice President ~~and~~ ~~_____~~ ~~respectively~~ of the Phillips Builders, Inc. the within named bargainor, a corporation, and that ~~XXX~~ she ~~(they)~~ 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 Shires 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 7th day of February, 19 89.

My commission expires 10-9-91

Notary Public

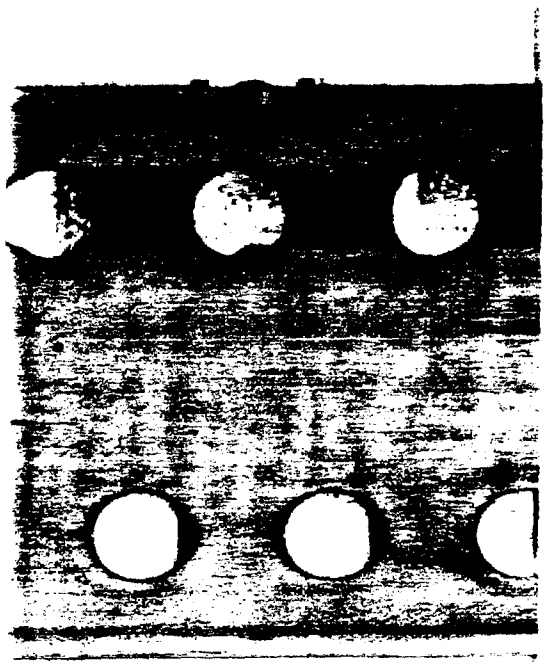
SHIRLEY E. DAVIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

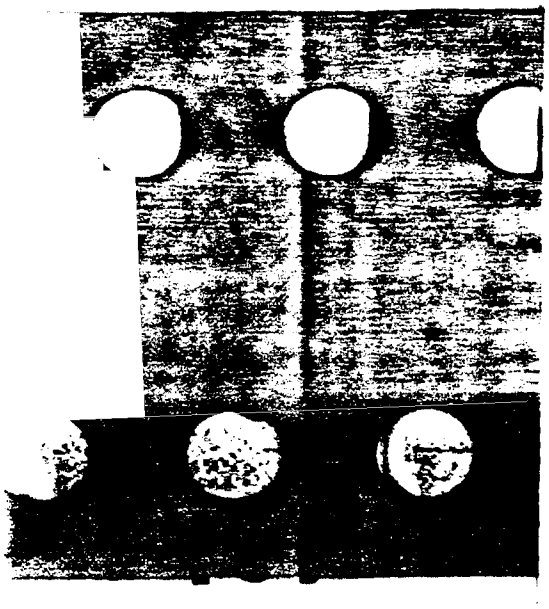
WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Judith L. Cella, Trustee

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 7769 PAGE 618

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 90155.00
				CON TX 297.66
				PRFEE 0.50
				WDEED 6.00
				TOTAL 304.16
				CHECK 304.16

02/09/89 01 10:48 0001 5984

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07941

FEB 9 10 44 AM '89

No. 180471