BOOK 7841 PAGE 330

File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,900.00

George Stephen Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May 19 89

Notary Public

MY COMMISSION EXPIRES 3/11/90
(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
George Stephen Davis, unmarried	Atlantic Coast Mortgage Company	53-9-76.00
(NAME)	(NAME)	
804 Tamarack South	3975 University Drive	11D-94491
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Fairfax, VA 22030	
(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 George Stephen Davis, 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. 55-A, Zone Lot Division, Lots 51, 54, 55 and 57 of Kimbolton, Phase 2 of record in Plat Book 6900, Pages 793, 793 and 794 and amended in Book 6900, Page 891, said Register's Office.

Said Lot No. 55-A fronts 29.23 feet on the southwesterly margin of Tamarack South and extends back 184.23 feet on the southwesterly line and 185.96 feet on the northeasterly line to a dead line in the rear measuring 53.50 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed 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 restricitons and easements of record.

6235 05/15 0101 03CHECK 214.07

unimproved ( )
This is improved XX property, known as 806 Tamarack South, Madison, TN 37115
(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 11th day of May, 1989

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

STATE OF TENNESSEE
Davidson County

BOOK 7841 PAGE 331

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 or proved to me upon the basis of satisfactory evidence ~~and~~ _____ with whom I am personally acquainted and who upon ~~(their/ several /oaths/~~ her oath ~~/his,oath)~~ acknowledged ~~(themselves/~~ herself ~~/himself)~~ to be the Vice-President ~~and~~ _____ ~~respectively~~ of the Phillips Builders, Inc. the within named bargainor, a corporation, and that ~~s~~(he) as such Vice-President ~~/and~~ _____ ~~(they)~~, 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 11th day of May, 19 89.

My commission expires 3/11/90

Notary Public

LOVELL E. HEATHERLY NOTARY PUBLIC STATE OF TENNESSEE LAW

WARRANTY DEED

FROM

Phillips Builders, Inc.

TO

George Stephen Davis, unmarried

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

33004

IDENTIFICATION REFERENCE

MAY 15 1 44 PM '89

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7841 PAGE 332

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	62900.00
CON TX	207.57
PRFEE	0.50
WDEED	6.00
TOTAL	214.07
CHECK	214.07

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/15/89 01 13:46 0001 6235

33004

IDENTIFICATION REFERENCE

MAR 15 1 44 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 209663