BOOK 7941 PAGE 375

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~62,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF September, 19 89

Notary Public

MY COMMISSION EXPIRES: 6/24/1992

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS – 3401 WEST END AVE. SUITE 545 – NASHVILLE, TN. 37203

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William A. Phillips (NAME)	First Republic Mortgage (NAME)	96-14-76.00
2922 Twin Lawn Drive (STREET ADDRESS OR ROUTE NUMBER)	2090 Hewitt Avenue (STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Kettering, Ohio 45440 (CITY) (STATE) (ZIP)	

FOR AND 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, Ole South Properties, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William A. Phillips and wife, Delpha Phillips

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 all of Lot No. 747 on the plan of Cloverhill Subdivision, Section No. IX, as of record in Book 2331, page 44, Register's Office for said County.

SAID Lot No. 747 fronts 70.0 feet on the northerly margin of Twin Lawn Drive and runs back between lines measuring 217.3 feet on the westerly line and 197.0 feet on the easterly line to a dead line in the rear measuring 85.0 feet thereon.

Being the same property conveyed to Ole South Properties, Inc. a Tennessee Corporation by deed from Ray A. Thomason and wife, Joan D. Thomason of record in Book 7905, page 800, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 5194, page 341 said Register's Office.

6.7.3.1.9.

IDENTIFICATION REFERENCE

SEP 19 11 33 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

6098 09/19 0101 03CHECK 211.60

This is unimproved ( ) / improved (X) property, known as 2922 Twin Lawn Drive, Nashville, TN 37214
(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 my hand this 14th day of September, 19 89

Ole South Properties, Inc.
By: John D. Floyd, Treasurer/Shareholder

Ole South Properties, Inc.
By: Michael T. Hudson, Pres.
Michael T. Hudson, President/Shareholder

STATE OF TENNESSEE
COUNTY OF

BOOK 7941 PAGE 376

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 John D. Floyd and Michael T. Hudson with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Treasurer/Shareholder and President/Shareholder respectively of the Ole South Properties, Inc. the within named bargainor, and corporation, and that (he)(she)(they) as such Treasurer/Shareholder and President/Shareholder being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said John D. Floyd as such Treasurer/Shareholder, and attesting the same by the said Michael T. Hudson, JR. as such President/Shareholder

Witness my hand and official seal at office at Nashville, TN on this the 14th day of September 19 89

My commission expires 6/27/1992

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

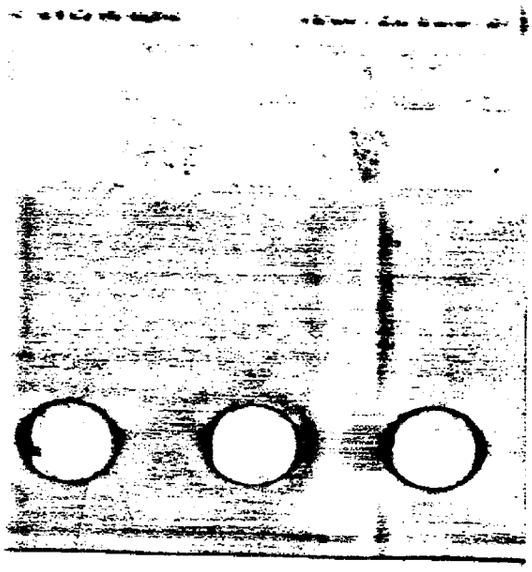
WARRANTY DEED

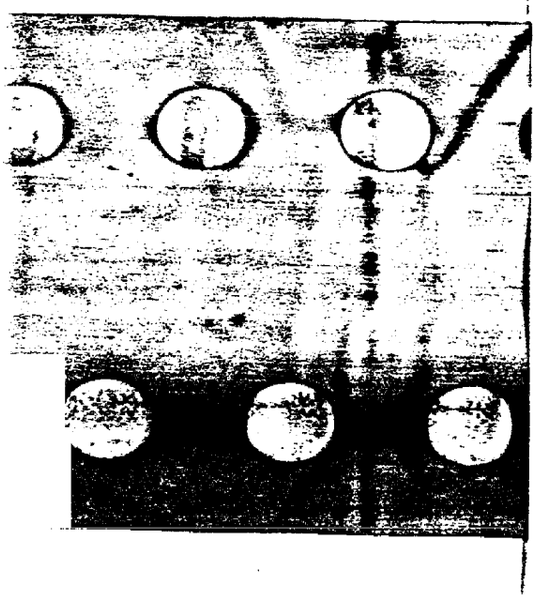
FROM
Ole South Properties, Inc.

TO
William A. Phillips and wife, Delpha Phillips

RETURN TO:
Hallmark Title Company
3401 West End Ave. Suite 545
Nashville, Tn. 37203

STEVEN G. WATERS
Attorney at Law





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

RECEIVED OF _____

FOR _____

BOOK 7941 PAGE 377

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 62000.00
CON TX 204.60
PRFEE 1.00
WDEED 6.00
TOTAL 211.60
CHECK 211.60

09/19/89 01 11:33 0001 6098

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.7.3.1.9.

IDENTIFICATION REFERENCE

SEP 19 11 33 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 250076