BOOK 7951 PAGE 778 FORM NO. WD-1

5940
99-9804 18-8

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,700.00

Julie Lynne Owens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September 1989.

E. Phillips
Notary Public

MY COMMISSION EXPIRES: 3/27/93

(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
Julie Lynne Owens (NAME)	Fidelity Federal Savings & Loan (NAME)	86-8-53
2140 Strombury Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Hermitage, Tennessee 37076 (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 Julie Lynne Owens, 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. 392, Phase I, Camden Woods, of record in Plat Book 6900, page 697 & 698, Register's Office for Davidson County, Tennessee.

Said Lot No. 392, fronts a total of 64.29 feet on the southeasterly side of Strombury Drive and runs back 197.87 feet on the southerly lot line and 293.97 feet on the northerly lot line to a line in the rear which measures 122.57 feet thereon.

Being the same property conveyed to Randall Phillips Builders, Inc. by deed from First American National Bank of Nashville as of record in Book 5584, page 274, said Register's Office. Articles of Merger of Randall Phillips Builders, Inc., Hallphill Corp., Phillips Construction Company and Edrand, Inc. into Philhall Corp. with amendment changing its corporate name to Phillips Builders, Inc., of record in Book 7298, page 203, said Register's Office, dated June 30, 1987.
This conveyance is made subject to the following:
The Plan of record in Book 6900, page 697 & 698, said Register's Office, shows an Owner's Certificate, a 8 foot utility and drainage easement from the northerly lot line, a 2.5 x 25 foot anchor easement on the southwesterly corner of lot.

Declaration of Covenants, Conditions, and Restrictions, including but not limited to assessments, charges and liens, of record in Book 7620, page 561, amended in Book 7657, page 580, further amended in Book 7675, page 926, By-Laws in Book 7620, page 583, said Register's Office.
*SEE REVERSE SIDE FOR CONTINUATION

This is {unimproved / improved (X)} property, known as 2140 Strombury Drive, Hermitage, Tennessee 37076
(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 29th day of September, 19 89

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

STATE OF TENNESSEE
Davidson County

BOOK 7951 PAGE 779

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___.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared ~~Jackie Shires~~

_____

_____

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 he 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 29th day of September, 19 89.

Commission Expires 3/27/93

_____ Notary Public

WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Julie Lynne Owens, unmarried

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

CONTINUATION
Agreement for Dedication of easement for Sanitary Sewer and/or Storm Drainage Easement of record in Book 7640, page 534, said Register's Office.

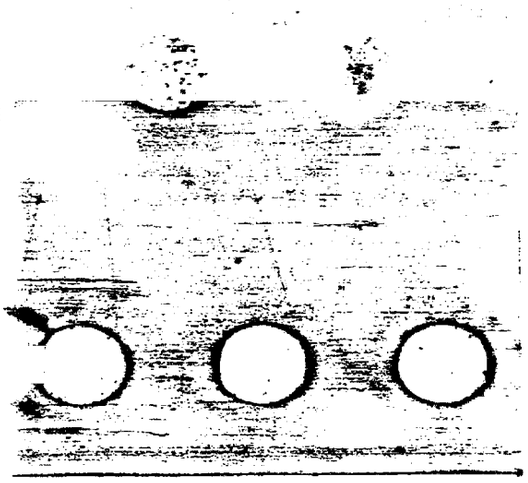
Articles of Merger of Randall Phillips Builders, Inc., Hallphill Corp., Phillips Construction Company and Edrand, Inc. into Philhall Corp. with amendment changing its corporate name to Phillips Builders, Inc., of record in Book 7298, page 203, said Register's Office, dated June 30, 1987.

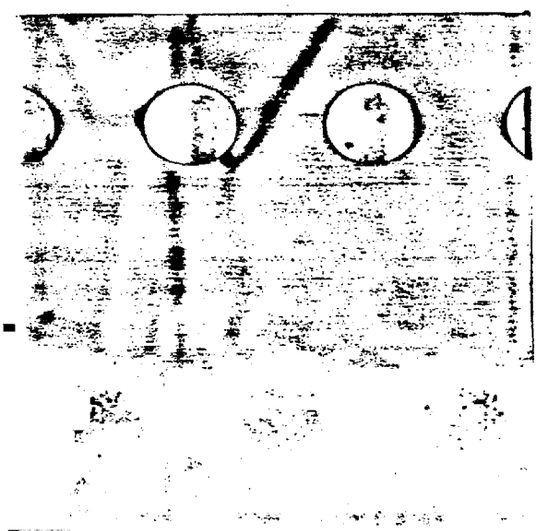
70841

IDENTIFICATION REFERENCE

OCT 2 3 23 PM '89
DAVIDSON COUNTY, TN

1997 10/02 0101 03CHECK 336.01





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

RECEIVED OF _____

FOR _____

BOOK 7951 PAGE 780

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	99700.00
			CON TX	329.01
			PRFEE	1.00
			WDEED	6.00
			TOTAL	336.01
			CHECK	336.01
10/02/89	01		15:25 0001	1997

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

70841

IDENTIFICATION REFERENCE

OCT 2 3 23 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 254215