STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 120,231.00

Subscribed and sworn to before me, this the 27th day of September 19 91

My commission expires: 9-24-94 (Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO: MORTGAGEE
John D. Boegel	SOVRAN MORTGAGE CORPORATION
3513 Shakertown Road	201 East Cary Street
STREET ADDRESS Antioch, TN 37013	STREET ADDRESS Richmond, Virginia 23219-3736
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. Part Of 150 04 100	2DX03962

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Randall Phillips Builders, Inc.

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John D. Boegel and wife, Eunran Um

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 399 on the Plan of The Country, Section 8, of record in Plat Book 6250 at page 907 and 908, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed recorded in Book 6848 at page 615, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1991 and subsequent years, easements and restrictive covenants of record.

5.22 9 2

FORWARD REFERENCE

OCT 4 12 18 PM '91

THIS IS _____ IMPROVED PROPERTY KNOWN AS 3513 Shakertown Road, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 27th day of September, 19 91

Randall Phillips Builders, Inc.

By: Ruth Molatak, Asst Vice President

State of Tennessee
County of _____

BOOK 8458 PAGE 341

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

WARRANTY DEED

STATE OF TENNESSEE; COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Ruth Malatak, Asst. Vice President, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence , and who, upon oath, acknowledged herself to be the Asst. Vice President of Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that Ruth Malatak, as such Asst. Vice President executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by herself as Asst. Vice President.

Witness my hand and seal at Office in Nashville, Tennessee this 27th day of September, 1991.

My Commission Expires
9/24/94

Carol Page
Carol Page

TENNESSEE TITLE & TRUST, Inc.

0462 10/04 0101 03CHECK 451.74

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8458 PAGE 342

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MO MORTGAGE	REL RELEASE	CO TX STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX STATE TAX MORT
TD TRUST DEED		PRFEE PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 120231.00
CON TX 444.74
PRFEE 1.00
WDEED 6.00
TOTAL 451.74
CHECK 451.74
10/04/91 01 12:20 0001 0462

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.22292

IDENTIFICATION

Oct 4 12 10 PM '91

No. 465266