File Box 43

BOOK 8468 PAGE 403

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,750.00

Peter E Pent
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF October 19 91

Notary Public

MY COMMISSION EXPIRES 11-7-94
(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
Peter E. Pent, et ux (NAME)	SAME (NAME)	53-13-125
512 Mae Terrace (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	110-94518
Madison, TN 37115 (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 Peter E. Pent and wife, Dara M. Pent and Helen R. Phipps, joint tenants with right of survivorship.

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. 108 on the Plan of Phase II, Kimbolton, of record in Plat Book 6900, Pages 792, 793 and 794, said Register's Office.

SAID Lot No. 108 fronts 118.45 feet on the southeasterly margin of Mae Terrace and extends back 106.31 feet on the northeasterly line and 150.56 feet on the southwesterly line to a dead line in the rear measuring 124.02 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed of record in Book 6746, Page 672 and in Book 7304, Page 279, 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, said Register's Office.

This conveyance is subject to any and all existing restrictions and easements of record.

5.6007

IDENTIFICATION REFERENCE

Oct 22 12 05 PM '91

4828 10/22 0101 03CHECK 423.99

unimproved ( )
This is improved XX property, known as 512 Mae Terrace, 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 16th day of October, 19 91

Phillips Builders, Inc.

By: Ruth Malatak, Asst. Vice President

Ruth Malatak, Asst Vice President

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STATE OF TENNESSEE
Davidson County

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
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ruth Malatak

XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon her oath acknowledged herself to be the Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX of the Phillips Builders, Inc. the within named bargainor, a corporation, and that she as such Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Ruth Malatak as such Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXXXX

Witness my hand and official seal at office at Nashville, TN on this the 16th day of October, 19 91.

My commission expires 11-7-92 Jill B. Frey
Notary Public

JILL B. FREY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Phillips Builders, Inc.

TO

Peter E. Pent

Dara M. Pent

Helen R. Phipps

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

[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 112750.00
CON TX 416.99
PRFEE 1.00
MTGTX 6.00
TOTAL 423.99
CHECK 423.99

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/22/91 01 12:08 0001 4828

5.6.0007

IDENTIFICATION REFERENCE

Oct 22 12 06 PM '91

FELIX Z WILSON II REGISTER DAVIDSON COUNTY

No. 469564