File Box 43

BOOK 8496 PAGE 670

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,894.00

James R. Carrico
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 91

Jill B. Hill
Notary Public

MY COMMISSION EXPIRES 1121-92
(AFFIX SEAL)

JILL B. HILL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 |
|---|---|---|
| James R. Carrico, et ux (NAME) | Sovran Mortgage Corporation (NAME) | 87-5-A-55C0 |
| 5952 Colchester Drive (STREET ADDRESS OR ROUTE NUMBER) | 201 E. Cary Street (STREET ADDRESS) | 04D93703 |
| Hermitage, Tennessee 37076 (CITY) (STATE) (P O ZIP) | Richmond, VA 23219 (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 James R. Carrico and wife, Kimberly J. Carrico

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 Farmingham Woods, Phase II, Section 1, of record in Book 7900, Page 306, Register's Office for said County.

SAID LOT NO. 108 fronts 27.76 feet on the westerly margin of Colchester Drive and extends back 105.73 feet on the southerly line and 122.83 feet on the northerly line to a dead line in the rear, measuring 91.53 feet thereon.

Being part of the same property conveyed to Phillips Builders, Inc., a Tennessee Corporation, by deed from Thelma R. Zanetis of record in Book 8113, Page 918, Register's Office for Davidson County, Tennessee.

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

6.54 65

IDENTIFICATION REFERENCE

Nov 27 3 38 PM '91

3361 11/27 0101 03CHECK 295.23

unimproved ( )
This is improved (X) property, known as 5952 Colchester 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 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 26th day of November, 19 91

Phillips Builders, Inc.
By: Ruth Malatak, Asst. Vice-President
Ruth Malatak, Asst Vice President

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

XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon ~~(their several oaths)~~ her oath acknowledged ~~(themselves)~~ herself to be the Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXX ~~respectively~~ of the Phillips Builders, Inc. the within named bargainor, a corporation, and that ~~(he)~~ she as such Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX, 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 ~~and attesting the same by the said~~ XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX ~~as such~~ XXXXXXXXXXXXXXXXXXXXXXXXXXXX

Witness my hand and official seal at office at Nashville, TN on this the 26th day of November, 19 91.

My commission expires 11-21-92 Jill B. Frey
Notary Public

JILL B. FREY NOTARY PUBLIC AT LARGE STATE

WARRANTY DEED

FROM

PHILLIPS BUILDERS, INC.

TO

JAMES R. CARRICO and wife,
KIMBERLY J. CARRICO

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

**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 77894.00
CON TX 288.23
PRFEE 1.00
WDEED 6.00
TOTAL 295.23
CHECK 295.23

11/27/91 01 15:39 0001 3361

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.5 4 6 5.

IDENTIFICATION

Nov 27 3 38 PM '91

No. 480417