File Box 43

BOOK 8496 PAGE 694

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,054.00

David C Markstone
Affiant

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

Jill B Fall
Notary Public

MY COMMISSION EXPIRES 11-21-93
(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
David C. Markstone (NAME)	Sovran Mortgage Corporation (NAME)	87-5-A-57CO
5948 Colchester Drive (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	04D93705
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 David C. Markstone and wife, Deborah E. Markstone

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. 110 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. 110 fronts 28.50 feet on the northerly margin of Colchester Drive and extends back 126.52 feet on the westerly line and 100.01 feet on the easterly line to a dead line in the rear, measuring 93.80 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.

6.5469

TENNTITLE REFERENCE

Nov 27 3 42 PM '91

3365 11/27 0101 03CHECK 325.57

unimproved ( )
This is improved (X) property, known as 5948 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

BOOK 8496 PAGE 695

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

XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon ~~(their several)~~ her oath acknowledged ~~(themselves)~~ herself to be the ~~Asst. Vice-President~~ XXXXXXXXXXXXXXXXXXXXXXXXXXXX respectively of the ~~Phillips Builders, Inc.~~ the within named bargainor, a corporation, and that she as such ~~Asst. Vice-President~~ XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX 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 XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX

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 OF TENNESSEE

WARRANTY DEED

FROM

PHILLIPS BUILDERS, INC.

TO

DAVID C. MARKSTONE AND WIFE,
DEBORAH E. MARKSTONE

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

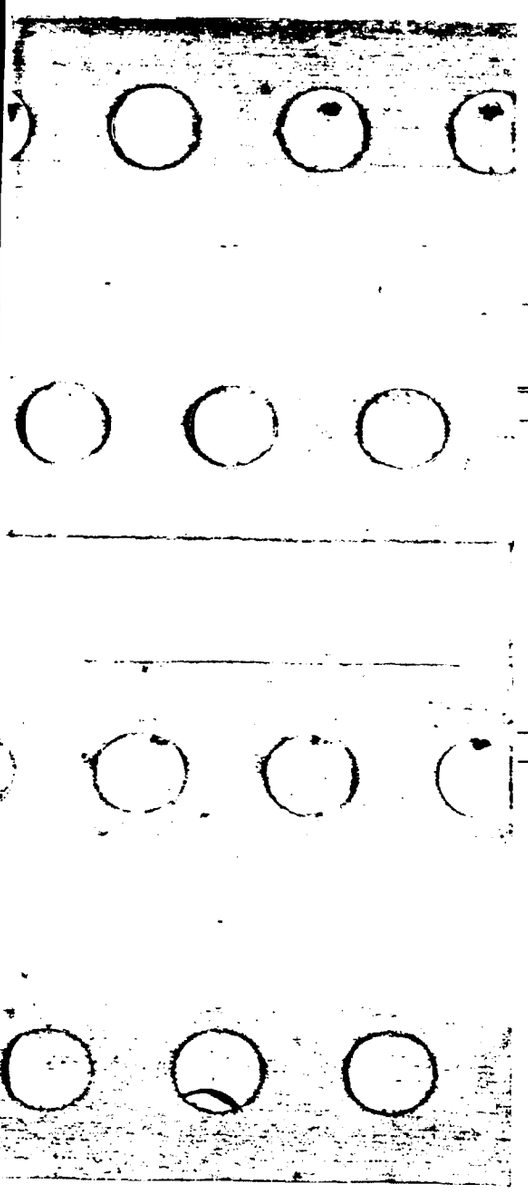
[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8496 PAGE 696

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 86054.00
CON TX 318.57
PRFEE 1.00
WDEED 6.00
TOTAL 325.57
CHECK 325.57

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 15:44 0001 3365

6.5469

STATE TAX REFERENCE

Nov 27 3 42 PM '91

No. 480421