This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

BOOK 8516 PAGE 845

ADDRESS NEW OWNER:
Theodore W. Bossert and Mary Bossert
525 Upsall Drive
Antioch, Tennessee 37013

SEND TAX BILL:
To Owner

MORTGAGEE:
None

MAP AND PARCEL:
Map 163-11
Group C
Parcel 6 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Phillips Builders, Inc.**, a Tennessee corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Theodore W. Bossert and wife, Mary Bossert**, 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, the same being Lot No. 6 on the Plan of Revised Bell Forge Village III, Section Five, of record in Plat Book 6900, page 632, and as amended in Book 7524, page 552, Register's Office for Davidson County, Tennessee, and to which Plat reference is here made for a more complete description.
>
> Being a part of the same property conveyed to Randall Phillips Builders, Inc., a Tennessee corporation, by deed from Bell Forge Associates, a Tennessee joint venture, dated March 13, 1987, as of record in Book 7224, page 272, Register's Office for Davidson County, Tennessee. The said Randall Phillips Builders, Inc. is now known as Phillips Builders, Inc., also a Tennessee corporation, by virtue of an instrument of record in Book 7298, page 203, said Register's Office.

This is improved property known as 525 Upsall Drive, Antioch, TN 37013.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is also made subject to all of the conditions, limitations, charges, assessments and restrictions set forth in the Charter of Bell Forge Village Homeowners' Association, Phase III, of record in Book 7483, page 989, and in Book 7491, page 883; and amended in Book 8154, page 962, Register's Office for Davidson County, Tennessee.

This conveyance is further made subject to the Declaration of Covenants, Conditions and Restrictions for Bell Forge Village, Phase III, contained in instruments of record in Book 7461, page 530; amended in Book 7464, page 967; and amended in Book 7508, page 659, said Register's Office.

This conveyance is also made subject to all of the facts, terms, information and conditions shown on the Plat of record in Plat Book 6900, page 632, as amended in Book 7524, page 552, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Theodore W. Bossert and wife, Mary Bossert, their heirs and assigns, forever; and Phillips Builders, Inc., a Tennessee corporation, does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and the said Grantor does further covenant and bind itself, its successors, assigns 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this the 17th day of December, 1991.

Phillips Builders, Inc.

Jackie Roark, Sr. V.P.

By: Jackie Roark
Senior Vice-President

STATE OF TENNESSEE)
COUNTY OF WILSON)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Jackie Roark, 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 Senior Vice-President (or other officer authorized to execute the instrument) of the Phillips Builders, Inc., a Tennessee corporation, the within named bargainor, a corporation, and that she as such Senior Vice-President, executed the within Warranty Deed for the purposes stated therein by signing the name of the corporation by herself as such Senior Vice-President.

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 17th day of December, 1991.

Patricia M. Swain
NOTARY PUBLIC

My Commission Expires: March 13, 1993

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 75,000.00.

Bill Speight
AFFIANT

Subscribed and sworn to before me
this 17th day of December, 1991.

Patricia M. Swain
NOTARY PUBLIC
My Commission Expires: March 13, 1993

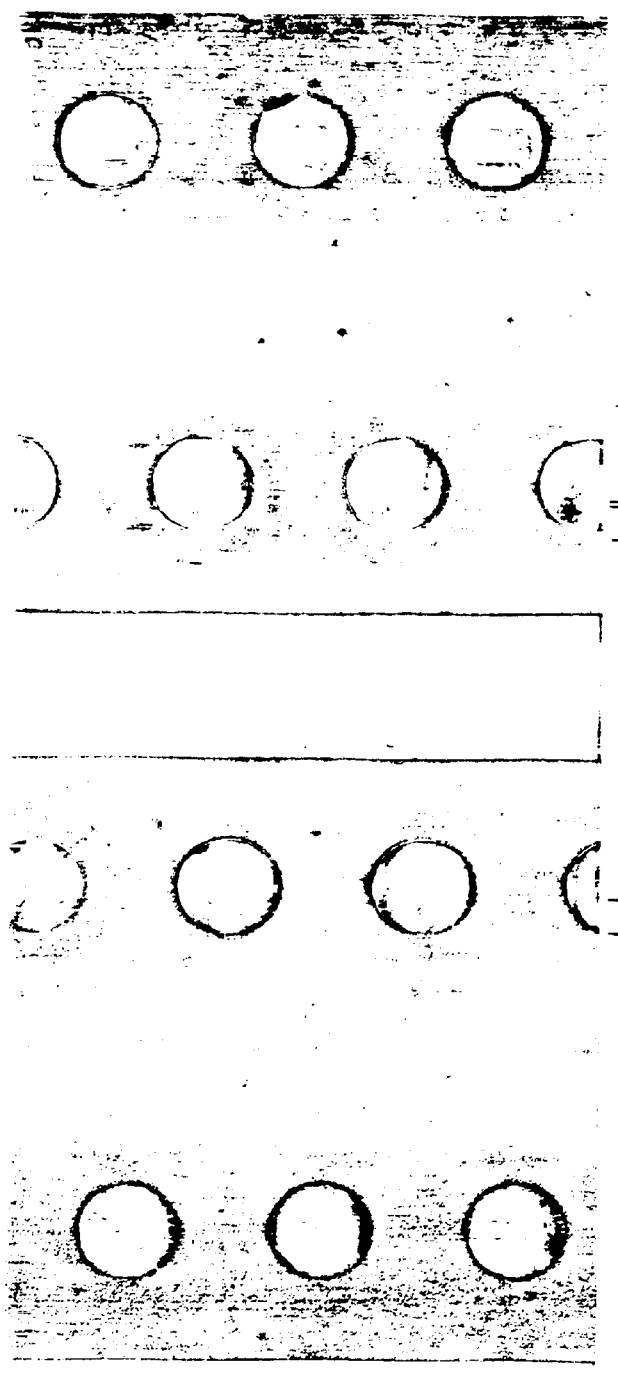
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TENNESSEE REAL ESTATE TRANSFER

Dec 18 2 29 PM '91

PICK-UP

3656 12/18 0101 03CHECK 287.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8510 PAGE 848

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 75000.00
CON TX 277.50
PRFEE 1.00
WDEED 9.00
TOTAL 287.50
CHECK 287.50

12/18/91 01 14:30 0001 3656

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7045.3

IDENTIFICATION

DEC 18 2 29 PM '91

No. 486159