File Box 43

BOOK 8600 PAGE 922

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,900.00

Karen D. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF April, 19 92

Notary Public

MY COMMISSION EXPIRES 1-2-95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Taylor, Philbin, Pigue, Marchetti & Long, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Karen D. Johnson (NAME)	NationsBanc Mortgage Corporation (NAME)	64-0-81
609 Selsey Court North (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	4D-26841
Hermitage, TN 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 Karen D. Johnson

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. 106 on the Plan of Section One, Wembley Downs, of record in Plat Book 7900, Page 301, said Register's Office.

SAID Lot No. 106 fronts 30.89 feet on the westerly margin of Selsey Court North and extends back 97.72 feet on the southerly line and 106.38 feet on the broken northerly line to a dead line in the rear measuring 38.50 feet thereon.

Being part of the same property conveyed to Phillips Builders, Inc., a Tennessee corporation by deed from Robert L. Eatherly (a/k/a R. L. Eatherly), Trustee of record in Book 8303, Page 659, Register's Office for Davidson County, Tennessee.

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

0 1 4 6 9

IDENTIFICATION REFERENCE

APR 14 12 32 PM 19

DAVIDSON COUNTY, TN

unimproved ( )
This is improved XX property, known as 609 Selsey Court North, Hermitage, TN 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 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 10th day of April, 19 92

Phillips Builders, Inc.

By: Ruth Malatak, Asst. Vice-President

Ruth Malatak, Asst Vice President

STATE OF TENNESSEE
Davidson County

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

Witness my hand and official seal at office at Nashville, TN on this the 10th day of April, 19 92.

My commission expires 11-2-92

Jill B. Fly
Notary Public

JILL B. FLY NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE

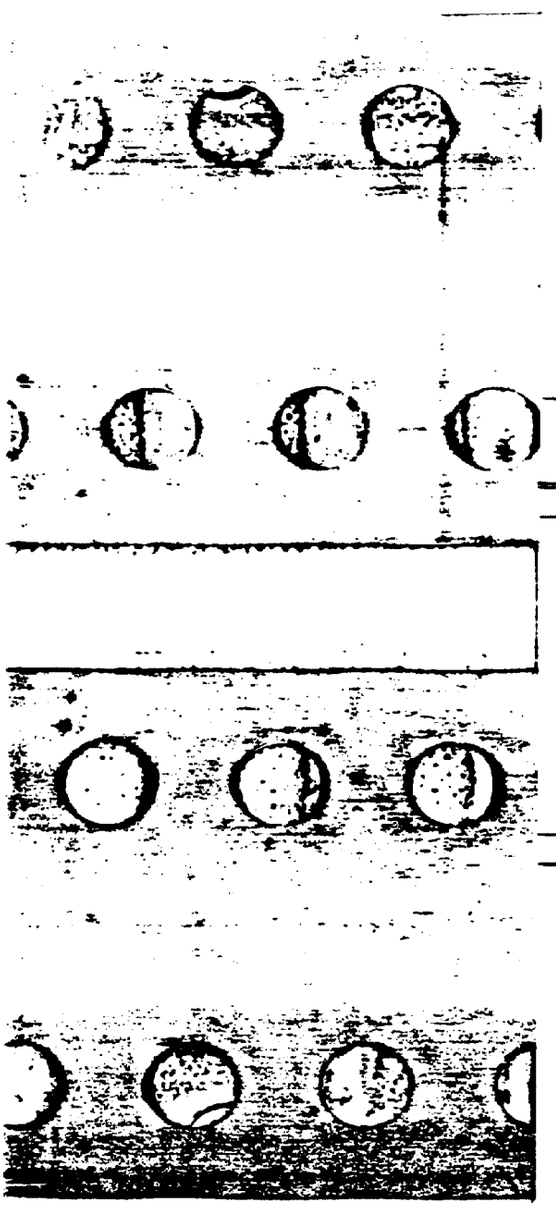
WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Karen D. Johnson

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

0316 04/14 0101 03CHECK 284.13



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 74900.00
CON TX 277.13
PRFEE 1.00
WDEED 6.00
TOTAL 284.13
CHECK 284.13

04/14/92 01 12:31 0001 0316

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 1 4 6 9

IDENTIFT REFERENCE

APR 14 12 32 PM '92

DAVIDSON COUNTY, TN

No. 521177