43

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,115.00

Madelaine K Rutledge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 92

Notary Public

MY COMMISSION EXPIRES
(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
Madelaine K. Rutledge (NAME)	NationsBanc Mortgage Corporation (NAME)	64-0-81
700 Hayling Court (STREET ADDRESS OR ROUTE NUMBER)	P O Box 630005 (STREET ADDRESS)	04D93662
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Dallas, Texas 72365-0005 (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 Madelaine K. Rutledge

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. 96 on the Plan of Section Two, Wembley Downs, of record in Book 7900, Page 363, Register's Office for said County.

SAID Lot No. 96, which is a corner lot, fronts 17.00 feet on the easterly margin of Hayling Court and fronts 74.47 feet on the northerly margin of Wembley Drive said frontages being joined by a curve having a length of 37.30 feet, and extends back 41.50 feet on the easterly line and 102.70 feet on the northerly line to a point of intersection.

Being part of the same property conveyed to Phillips Builders, Inc. 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.

24693

IDENTIF. REFERENCE

JUL 2 11 22 AM '92
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.

2219 07/02 0101 03CHECK 268.37

unimproved ( )
This is improved (X) property, known as 700 Hayling Court, 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 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 30th day of June, 19 92

Phillips Builders, Inc.

By: Ruth Malatak, Asst. Vice-President Ruth Malatak, Asst Vice President

STATE OF TENNESSEE
Davidson County

BOOK 8667 PAGE 469

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

Witness my hand and official seal at office at Nashville, TN on this the 30th day of June, 1992.

My commission expires 1/21/92 Notary Public

(NOTARY PUBLIC AT LARGE, STATE OF TENNESSEE — seal)

WARRANTY DEED

FROM

Phillips Builders, Inc.

TO

Madelaine K. Rutledge

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 _____

BOOK 8667 PAGE 470

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 70115.00
CON TX 259.37
PRFEE 1.00
WDEED 8.00
TOTAL 268.37
CHECK 268.37

07/02/92 01 11:24 0001 2218

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24693

IDENTIF. REFERENCE

JUL 2 11 22 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 547000