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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 118,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF January 19 93

Notary Public

MY COMMISSION EXPIRES: 7-6-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
111 Westwood Place, Suite 201, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard B. Batson (NAME)	Brentwood National Bank (NAME)	150-08-0-131.00
3621 Huntingboro Trail (ADDRESS)	5110 Marvland Way, Suite 100 (ADDRESS)	02DX 05288
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	

FOR AND 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., a Tennessee corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard B. Batson and wife, Helen J. Batson

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. 451 on the Plan of Somerset, Phase 1, of record in Book 6900, page 690 and 691, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being part of the same property conveyed to Randall Phillips Builders by deed from PHILHALL CORP., of record in Book 5508, Page 923, Register's Office for Davidson County, Tennessee. By Articles of Merger of record in Book 7298, page 203, said Register's office, Randall Phillips Builders changed its name to Phillips Builders, Inc.

8442

IDENTIFICATION REFERENCE

JAN 20 9 15 AM '93

DAVIDSON COUNTY, TN

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

unimproved ( )
This is improved (X) property, known as 3621 Huntingboro Trail, Antioch, Tennessee 37013
(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 15th day of January 19 93

Phillips Builders, Inc., a Tennessee corporation
By:
Ruth Makatsch, Asst Vice President

STATE OF TENNESSEE
COUNTY OF

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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 or proved to me on the basis of satisfactory evidence, 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
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ruth Malatak ~~xxx~~ with whom I am personally acquainted and who upon ~~xxxx~~/her oath(s) acknowledged ~~xxxxxxx~~/herself to be the Assistant Vice President ~~xxx~~ respectively of the Phillips Builders, Inc. the within named bargainor, and corporation, and that She as such Assistant Vice President ~~xxx~~ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Ruth Malatak as such Assistant Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 15th day of January 19 93.

My commission expires 7-6-96

Tracy D Agee
Notary Public

WARRANTY DEED

FROM

Phillips Builders, Inc.

TO

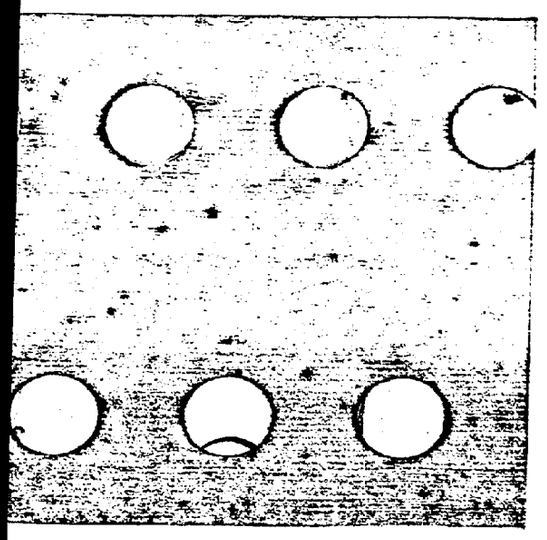
Richard B. Batson and wife,
Helen J. Batson

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
111 Westwood Place, Suite 201
Brentwood, Tennessee 37027

7952 01/20 0101 03CHECK 447.45





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	118500.00
			CON TX	438.45
			PRFEE	1.00
			WDEED	8.00
			TOTAL	447.45
			CHECK	447.45
01/20/93	01	09:13	0001	7852

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 4 4 4 2

IDENTIFI REFERENCE

JAN 20 9 15 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 612596