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STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,734.00

Danny T. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 19 93

Dorothy D. Henderson
Notary Public

MY COMMISSION EXPIRES: 9-16-95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Beth Cook, Attorney, P.O. Box 2136, Cordova, TN 38018-2136

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danny T. Smith and et ux	Real Estate Financing, Inc.	MAP 53-13
(NAME)	(NAME)	
724 Jessica Taylor Drive	P.O. Box 2489	PARCEL 128
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Montgomery, AL 36102	
(CITY) (STATE) (ZIP)	(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.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Danny T. Smith and wife, Patricia A. Tate-Smith

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. 87 on the Plan of Kimbolton, Phase II, as recorded in Plat Book 6900, pages 792, 793, and 794, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description.

Being the same property conveyed to Randall Phillips Builders, Inc., a Tennessee Corporation, by deed from Bettye Ritchie Casey and husband, Gerald Casey, Andy T. Ritchie, III and wife, Phyllis Ritchie, Edward C. Ritchie and wife, Anne Ritchie and Joan Ritchie, a feme sole, dated December 23, 1985, recorded December 27, 1985 in Book 6746, page 672, Register's Office for Davidson County, Tennessee.

8829 I.D. IDENTIFICATION REFERENCE

FEB 2 10 48 AM '93
DAVIDSON COUNTY, TN

9364 02/02 0101 03CHECK 407.49

unimproved ( )
This is improved (X) property, known as 724 Jessica Taylor Drive, Madison, Tennessee 37115
(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 29th day of January 19 93

Phillips Builders, Inc.
By: Ruth Malatak Asst VP
Ruth Malatak, Asst. Vice Pfesident

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 Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared RUTH MALATAK and _____ with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the Assistant Vice President and _____ respectively of the PHILLIPS BUILDERS, INC. the within named bargainor, and corporation, and that she as such Assistant Vice President and _____ 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 _____.

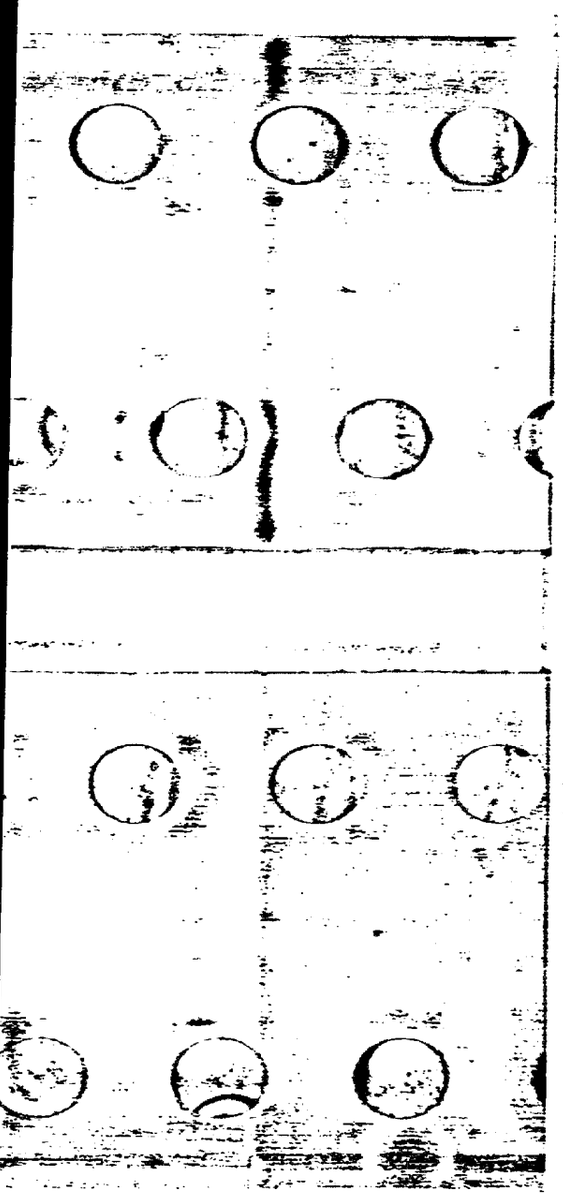
Witness my hand and official seal at office at Nashville, Tennessee on this the 29th day of January 19 93 .

My commission expires 9-16-95

Dorothy S. Meadows
Notary Public

NOTARY PUBLIC LARGE STATE OF TENNESSEE

WARRANTY DEED
FROM
TO
RETURN TO:



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 107734.00
CON TX 398.49
PRFEE 1.00
WDEED 8.00
TOTAL 407.49
CHECK 407.49

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/02/93 01 10:47 0001 8364

8829 IDENTIFICATION REFERENCE

FEB 2 10 48 AM '93

FELIX Z. WILSON, II REG. OF DAVIDSON COUNTY, TN

No. 616900