BOOK 8936 PAGE 933

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 118,388.00

Robert W. Charlton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April 19 93.

Ann L Rollins
Notary Public

MY COMMISSION EXPIRES 11-20-96
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 |
|---|---|---|
| Robert W. Charlton, unmarried | First Tennessee Bank National | 150-0-41 |
| (NAME) | (NAME) | |
| 3636 Seasons Drive | P O Box 1000, Department 47 | 02DX02479 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Antioch, TN 37013 | Memphis, TN 38148 | |
| (CITY) (STATE) (P.O. ZIP) | (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 Robert W. Charlton, unmarried and Angela G. Pendergrass, unmarried

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. 612 on the Plan of Phase V-A, Somerset, of record in Book 7900, Page 399, Register's Office for said County.

SAID Lot No. 612 fronts 56.00 feet on the southerly margin of Seasons Drive and extends back 138.35 feet on the easterly line and 125.30 feet on the westerly line to a dead line in the rear measuring 86.16 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed of record in Book 5508, Page 923, Register's Office for Davidson County, Tennessee. The said Randall Phillips Builders, Inc. now known as Phillips Builders, Inc. by instrument of record in Book 7298, Page 203, said Register's Office.

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

1.60.12

IDENTIFICATION REFERENCE

MAY 4 1 47 PM '93

LOIS Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved XX property, known as 3636 Seasons Drive, Antioch, TN 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 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 28th day of April, 19 93

Phillips Builders, Inc.

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

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

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

Witness my hand and official seal at office at Nashville, TN on this the 28th day of April, 1993.

My commission expires 1/10/96 ______________________ Notary Public

STATE OF TENNESSEE NOTARY PUBLIC

WARRANTY DEED

FROM

Phillips Builders, Inc.

TO

Robert W. Charlton

Angela G. Pendergrass

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

9109 05/04 0101 03CHECK 447.08

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

Of BOOK 8936 PAGE 935

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 | 118388.00 | |
| | | | 438.08 | |
| | | CON TX | 1.00 | |
| | | PRFEE | 8.00 | |
| | | WDEED | 447.08 | |
| | | TOTAL | 447.08 | |
| | | CHECK | 13:45 0001 9109 | |

05/04/93 01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1.6.0.12

IDENTIFICATION REFERENCE

MAY 4 1 46 PM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 647243