OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

SV 2008299

BOOK 9054 PAGE 926

STATE OF TENNESSEE }
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,030.00

x _____
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 20TH DAY OF AUGUST, 19 93.

_____
NOTARY PUBLIC

My Commission expires: 1-27-96

THIS INSTRUMENT PREPARED BY
Marbut Glenn Gaston, Jr.,Lawyer, 2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Brannon M. Wheeler and wife (NAME)	Real Estate Financing, Inc. (NAME)	87-5-A-78
5716 Briarwick Ct. (ADDRESS)	P. O. Box 669 (ADDRESS)	4D-93920
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Montgomery, AL 36101-0669 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 98,030.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, 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

Brannon M. Wheeler and wife, Deborah L. Wheeler

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 79 on the plan of Farmingham Woods, Phase II, Sec. 2, as of record at Book 7900, page 424, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being part of the same property conveyed to the grantor herein by a deed of record at Book 8113, page 918, said Register's Office.

This conveyance is subject to 1993 property taxes which have been prorated this date and the grantee assumes and to Declaration of Covenants, Conditions and Restrictions of record at book 8238, page 176, amended at book 8351, page 533, Book 8424, page 426, Book 8447, page 635 and Book 8702, page 528, and to the plan limitations shown at Book 7900, page 424, said Register's Office.

1993 taxes prorated on estimated amount and subject to any reproration required as a result of a change in the actual 1993 tax amount.

unimproved ( )
This is improved (X) property, known as 5716 Briarwick Ct., Hermitage, TN 37076
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 20th day of August, 19 93.

Phillips Builders, Inc.

By: Ruth Malatak, Asst V.P.
Ruth Malatak, Asst. V.P.

INDIVIDUAL ACKNOWLEDGMENTS: BOOK 9054 PAGE 927

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____ _____
Notary Public

54821
IDENTIF. ↑ REFERENCE

93 AUG 23 PM
PICK-UP

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of Davidson }

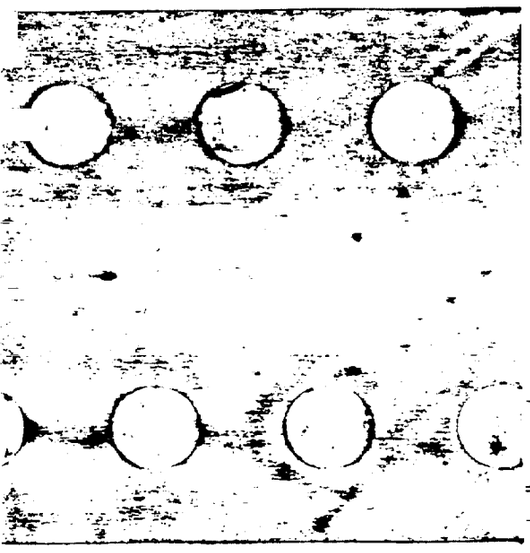
Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Ruth Malatak, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged her self to be the , Asst. V.P. of Phillips Builders, Inc., the within named bargainor, a corporation (or partnership), and that she, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by her self as such officer (or partner).

Witness my hand and official seal at office this 23 day of August, 19 93.

My Commission expires:
1-27-1996

Ruth Randolph
Notary Public

371-60





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

RECEIVED OF _____

FOR _____

BOOK 9054 PAGE 928

CO CONVEYANCE	CC CERTIFIED COPY	MISC - MISCELLANEOUS
MG 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 98030.00
				CON TX 362.60
				PRFEE 1.00
				WDEED 8.00
				TOTAL 371.60
				CHECK 371.60
08/23/93	01		13:55 0001 27e4	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54821
IDENTIF. ↑ REFERENCE

93 AUG 23 PM 1:55

FELIX Z. WILSON
DAVIDSON COUNTY, TENN.

No. 689085