BOOK 9295 PAGE 917

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) (Title No: 34846)
Dav. Co. File: Box 8

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 91679.00

Sherrie W. Nicholson
Affiant

Sworn and subscribed before me this 29th day of March, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Sherrie W. Nicholson 1206 Wembley Drive Hermitage, TN 37076	Community Mortgage Corporation 6389 Quail Hollow Memphis, TN 38120	64-16-C 106 04D 94008

WARRANTY DEED
(Corporate)

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Phillips Builders, Inc.**, a corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Sherrie W. Nicholson, a single person,** hereinafter called the **Grantee**, Grantee's 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. 61 on the plan of Wembley Downs, Section Four, of record in Book 7900, page 456, Register's Office for said County.

SAID Lot No. 61 fronts 33.21 feet on the northwesterly margin of Wembley Drive and extends back 93.74 feet on the southwesterly line and 112.31 feet on the northeasterly line to a broken line in the rear, measuring 47.68 feet thereon.

BEING part of the same property conveyed to Phillips Builders, Inc., a Tennessee Corporation 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.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 8304, Page 623, Book 8447, page 633, Book 8646, page 529 and Book 8797, page 915, said Register's Office, and to the matters set forth in the referenced Plan of record and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 1206 Wembley Drive, Hermitage, TN 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of March, 1994.

Phillips Builders, Inc.

By: Ruth Mlatek, VP
Title:

RECEIVED
DAVIDSON COUNTY, TN.
REGISTER
MAR 31 AM 9:43

33646

IDENTIFICATION REFERENCE

8174 0373 01/3 03CHECK 348.29

State of Tennessee
County of Davidson

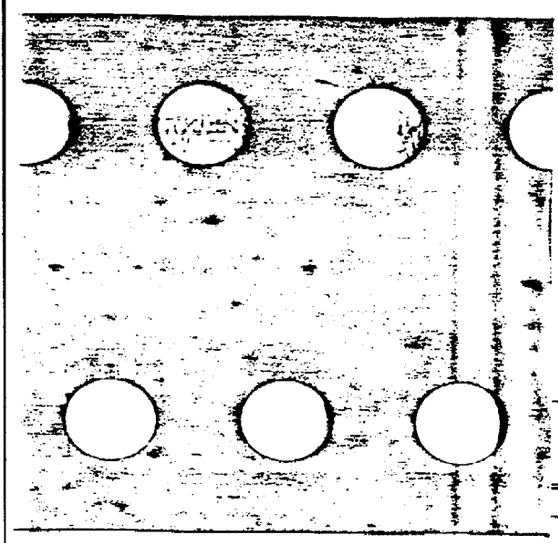
Before me, the undersigned, personally appeared Ruth Mlatek, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of Phillips Builders, Inc., the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

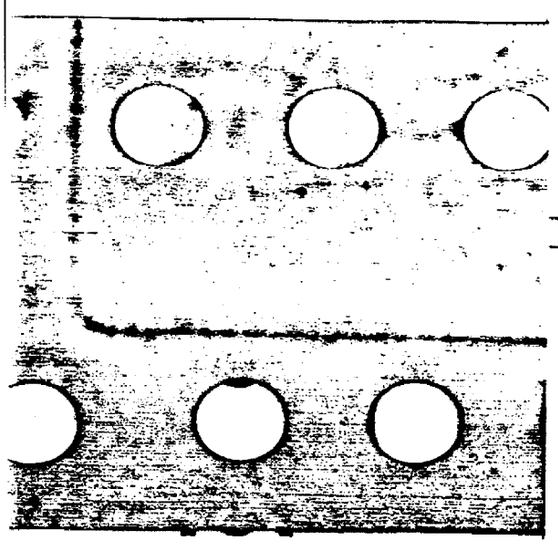
Witness my hand and official seal, at office in Nashville, Tennessee, this 29th day of March, 1994.

PERCY VANCE JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

Notary Public

My Commission Expires: _____





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 91679.00
				CON TX 339.29
				PRFEE 1.00
				WDEED 8.00
				TOTAL 348.29
				CHECK 348.29
03/31/94	01	09:44	0001	8194

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33646
IDENTIF. # REFERENCE

94 MAR 31 AM 9:4
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 773474