FILE BOX 43

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 134,508.00

Terry Welch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF October 19 94

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, & BENNETT, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ralph P. Lachney (NAME)	Mortgage Service America Company (NAME)	86-B-A-46CO
2001 Strombury Drive (ADDRESS)	P O Box 7360 (ADDRESS)	4D-94139
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Rena, NV 89510-7360 (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 Ralph P. Lachney, 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. 459 on the Plan of Phase III-A, Camden Woods, of record in Book 7900, Page(s) 571, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from First American National Bank of Nashville of record in Book 5584, Page 274, Register's Office for Davidson County, Tennessee. Articles of Merger of Randall Phillips Builders, Inc. into Philhall Corp. with amendment changing its corporate name to Phillips Builders, Inc. 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.

00090
IDENTIF. ↑ REFERENCE

94 OCT 14 PM 3:57
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2001 Strombury Drive, Hermitage, TN 37076
(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 4th day of October 19 94

Phillips Builders, Inc.
By:
Ruth Malatak, Vice-President

Ruth Malatak, VP

Book 9493 Pg 994

STATE OF TENNESSEE
COUNTY OF

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 his oath(s) acknowledged himself to be the Vice-President and _____ respectively of the Phillips Builders, Inc. the within named bargainor, and corporation, and that he as such 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 Vice-President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 4th day of October 19 94.

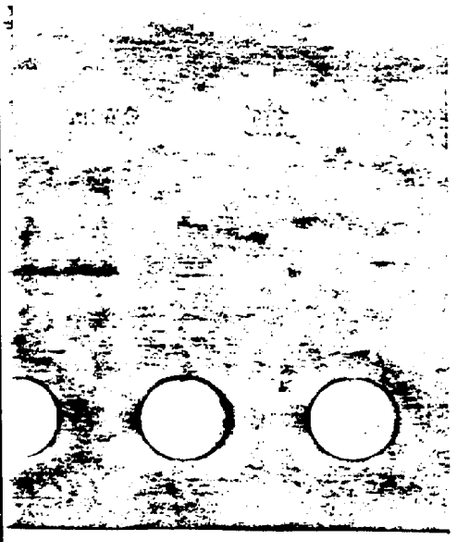
My commission expires 11-1096

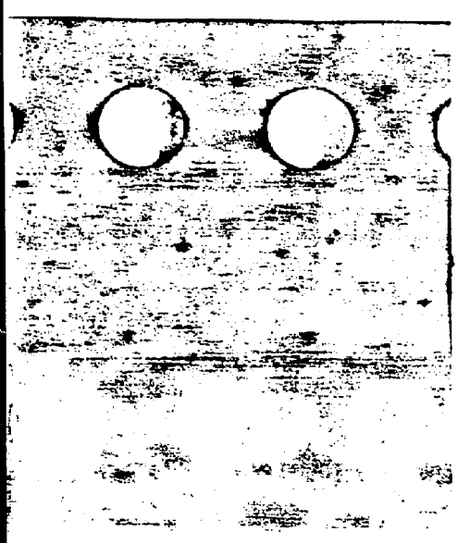
_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

8367 10/14 0101 03CHECK

506-65





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9493 PG 995

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

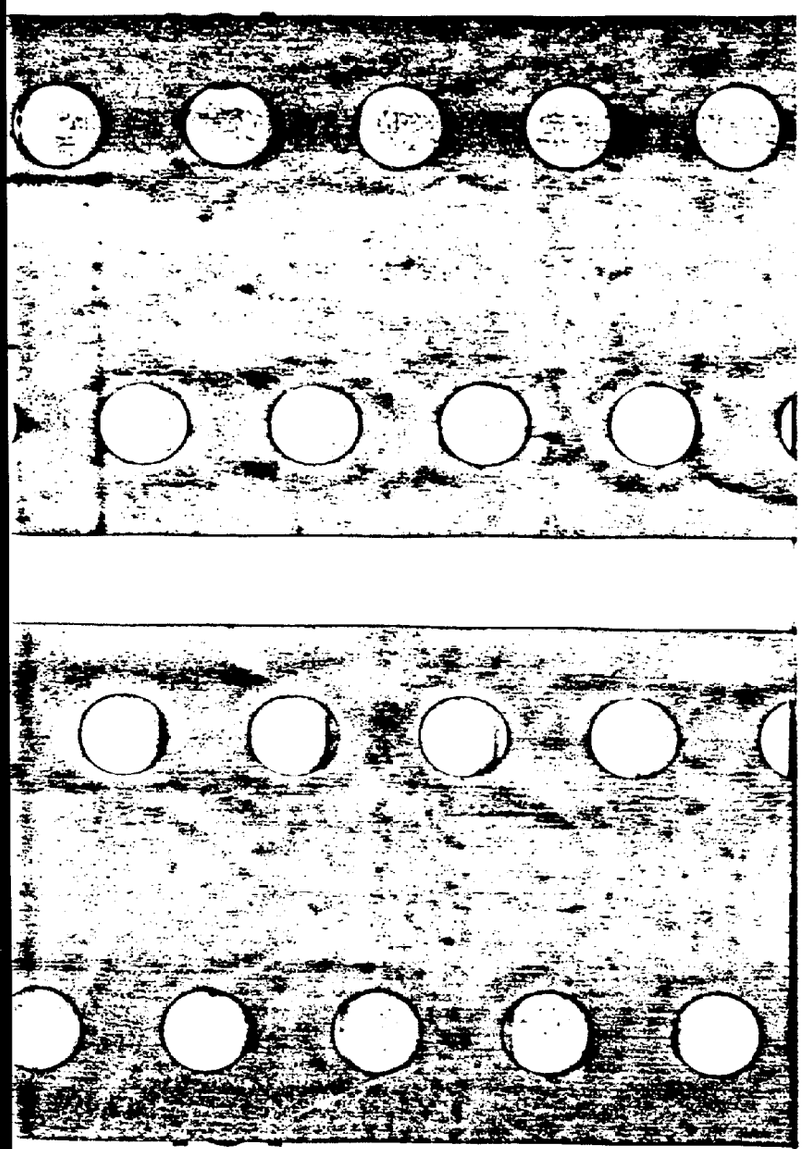
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 134508.00
				CON TX 497.65
				PRFEE 1.00
				WDEED 8.00
				TOTAL 506.65
				CHECK 506.65
10/14/94	01			15:56 0001 8367

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00090
IDENTIF. ↑ REFERENCE

94 OCT 14 PM 3:57
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 844567



VOID

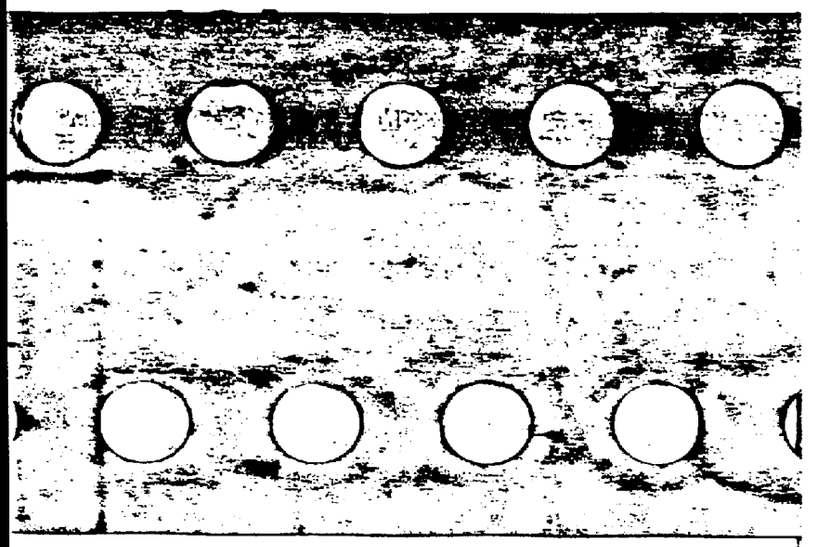
BOOK 9493 PG 996

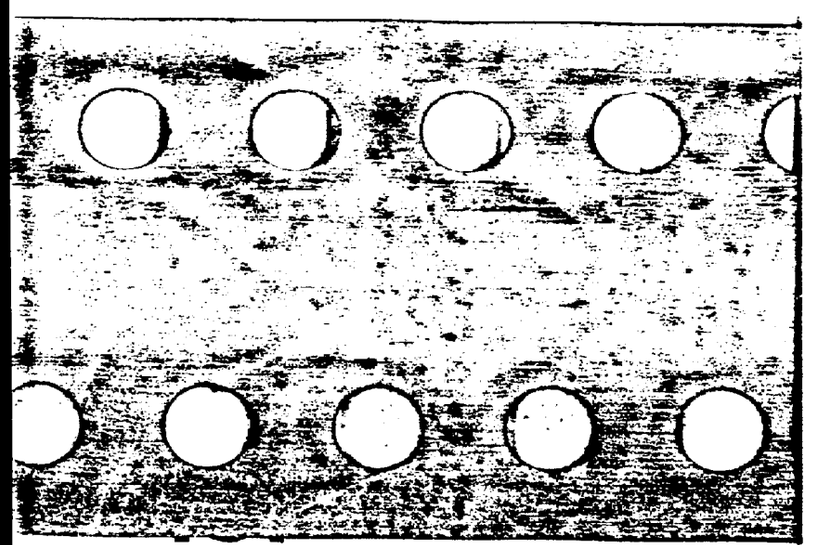
BOOK 9493 PG 997

BOOK 9493 PG 998

BOOK 9493 PG 999

10.14.94





VOID

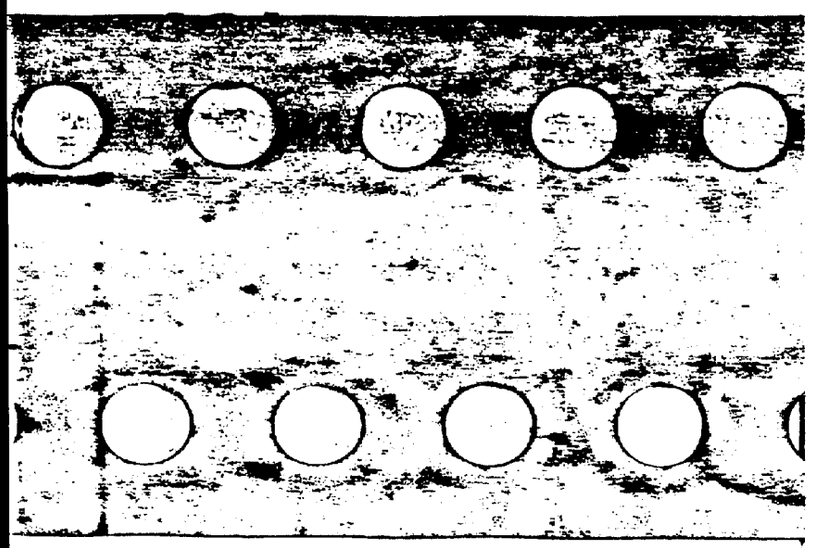
BOOK 9493 PG 996

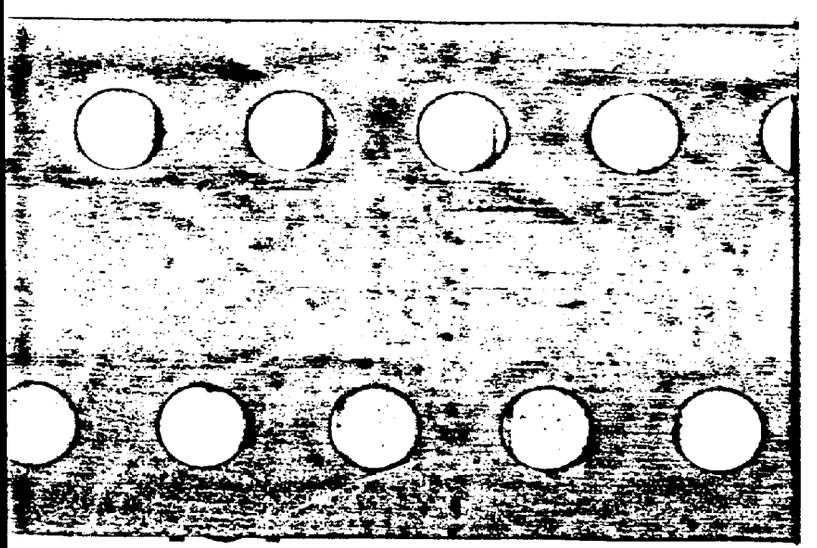
BOOK 9493 PG 997

BOOK 9493 PG 998

BOOK 9493 PG 999

10.14.94





VOID

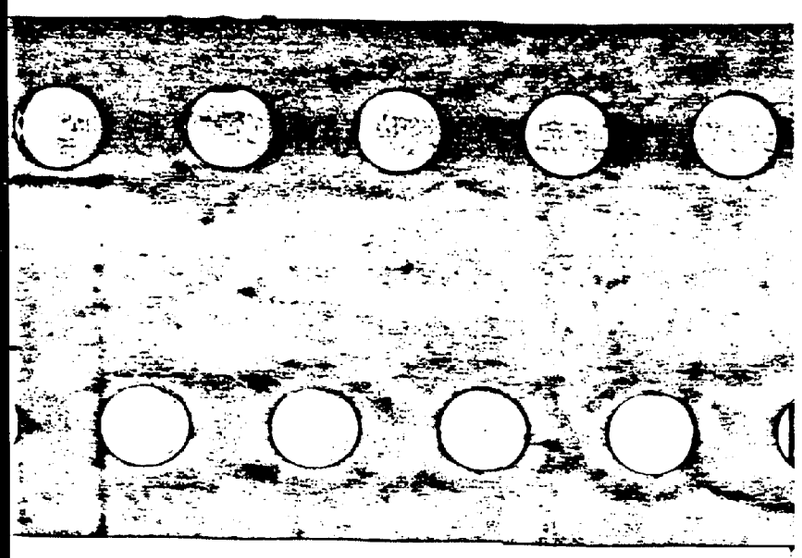
BOOK 9493 PG 996

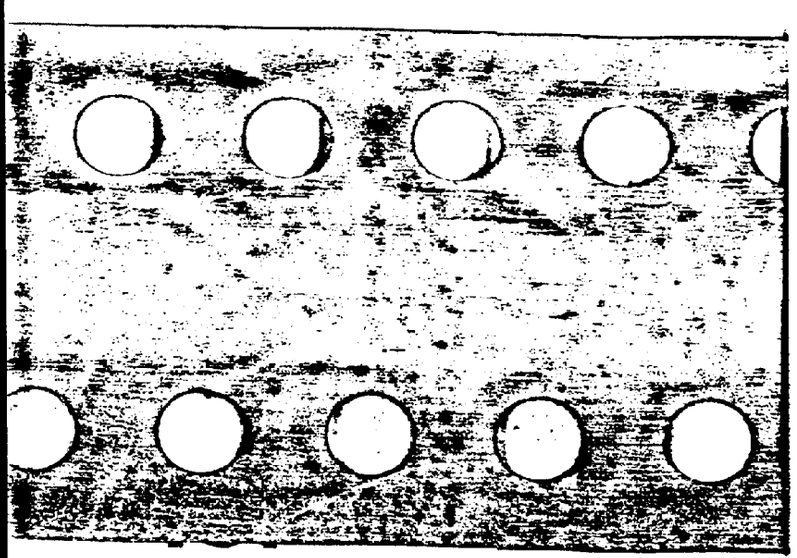
BOOK 9493 PG 997

BOOK 9493 PG 998

BOOK 9493 PG 999

10.14.94





VOID

BOOK 9493 PG 996

BOOK 9493 PG 997

BOOK 9493 PG 998

BOOK 9493 PG 999

10.14.94