BOOK 9634 PG 995

43

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,200.00

Randolph Lamar Williamson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 95

Kathleen M. Wick
Notary Public

MY COMMISSION EXPIRES: My Commission Expires Nov. 22, 1997
(AFFIX SEAL)

**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 |
|---|---|---|
| Randolph Lamar Williamson (NAME) | Leader Federal Bank for Savings (NAME) | 50-3-B-151C0 |
| 1407 Cranapple Cove (ADDRESS) | 158 Madison Avenue (ADDRESS) | 12D88092 |
| Nashville, TN 37207 (CITY) (STATE) (ZIP) | Memphis, TN 38103 (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 Randolph Lamar Williamson, married

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. 75 on the Plan of Mulberry Downs, Phase 1C, of record in Book 7900, Page 442, 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 Phillips Builders, Inc. by deed from George T. Hicks and wife, Sallie R. Hicks of record in Book 7770, Page 859 and in Book 7855, Page 630, Register's Office for Davidson County, Tennessee.

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

47874

IDENTIFICATION REFERENCE

95 APR -3 PM 1:49

REGISTER
DAVIDSON CO. TENN.

5840 04/03 0101 03CHECK 431.34

This is improved ( X ) property, known as 1407 Cranapple Cove, Nashville, TN 37207
unimproved ( )
(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 31st day of March 19 95

Phillips Builders, Inc.
By: Clifton Hall
Ruth Malatek, Vice-President
Clifton Hall

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 Mavrak~~ Clifton Hall and _____ with whom I am personally acquainted and who upon ~~his/her~~ oath(s) acknowledged ~~himself/herself~~ to be the Vice-President and n/a respectively of the Phillips Builders, Inc. the within named bargainor, and corporation, and that he as such Vice-President and n/a 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 Mavrak~~ Clifton Hall as such Vice-President, and attesting the same by the said n/a as such n/a.

Witness my hand and official seal at office at Nashville, TN on this the 31st day of March 19 95.

My commission expires My Commission Expires Nov 22 1997

Kathleen M. Walsh
Notary Public

KATHLEEN M. WALSH NOTARY PUBLIC AT LARGE



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

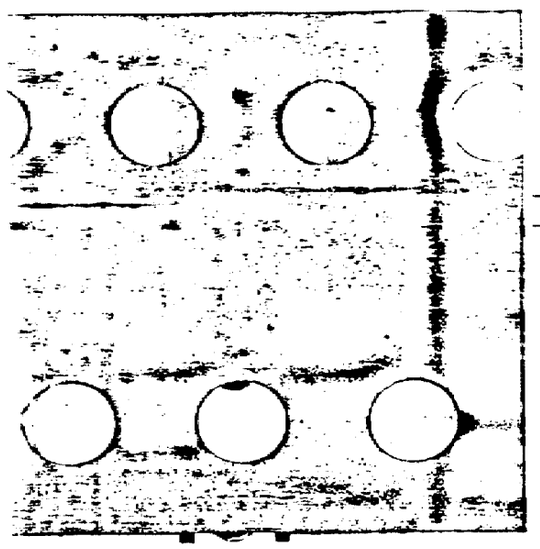
RECEIVED OF _____

FOR _____

BOOK 9634 PG 997

| | | |
|---|---|---|
| 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 114200.00
CON TX 422.54
PRFEE 1.00
WDEED 8.00
TOTAL 431.54
CHECK 431.54

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/03/95 01 13:48 0001 5840

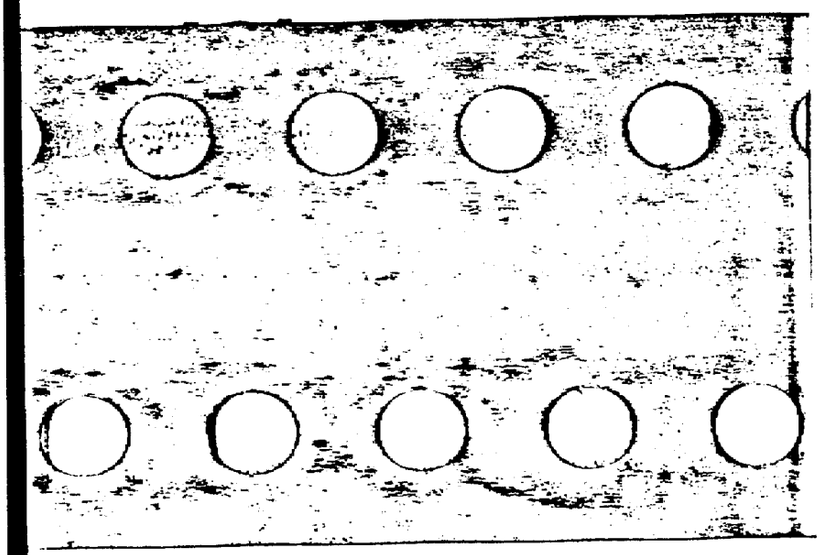
47874

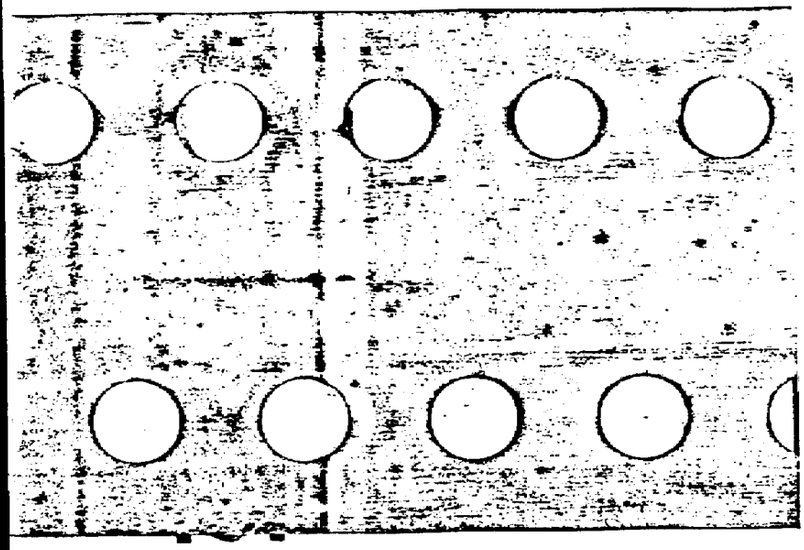
IDENTIF. & REFERENCE

95 APR -3 PM 1:49

REGISTER
DAVIDSON COUNTY, TN.

**No. 896370**



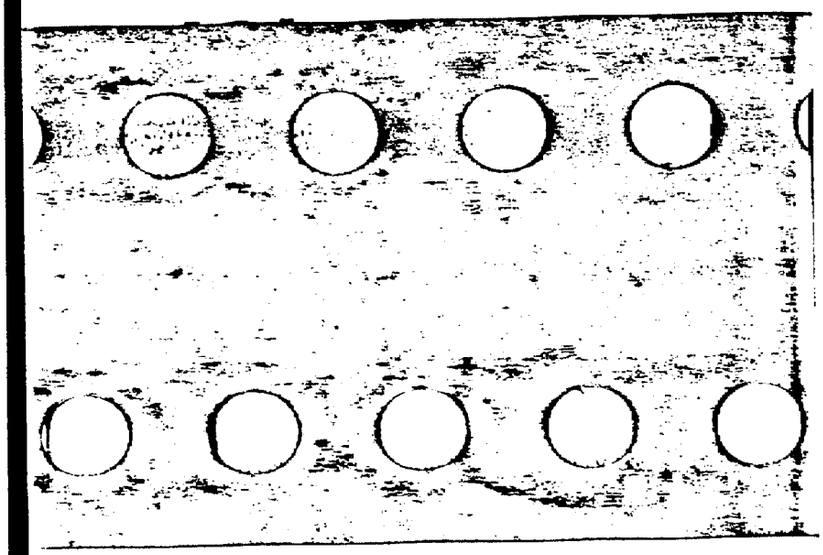


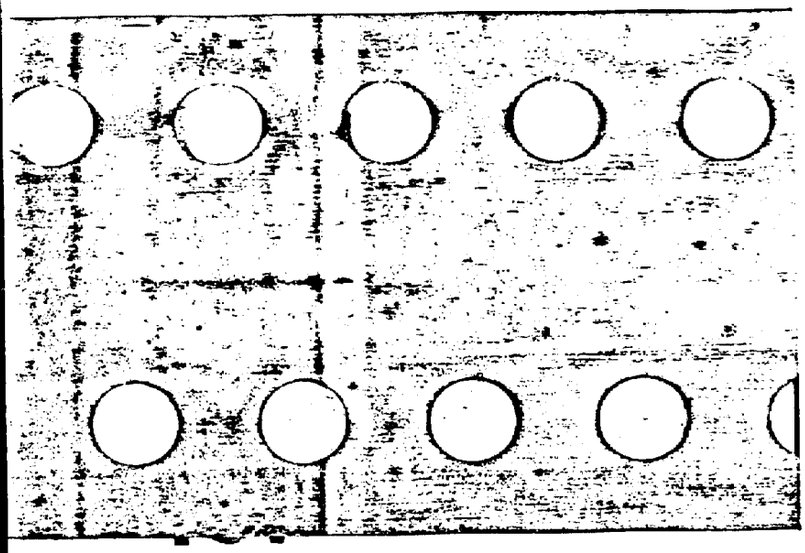
VOID.

BOOK 9634 PG 998

BOOK 9634 PG 999

4-395





VOID.

BOOK 9634 PG 998

BOOK 9634 PG 999

4-395