BOOK 9686 PG 731

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value whichever is greater, for this transfer is $ 249,000.00
Subscribed and sworn to before me, this the 30 day of
May 1995

R. Stokes Peebles, Jr.
Affiant

My commission expires: 11-20-96
(Affix Seal)

Notary Public

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #5G19065 Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215	
ADDRESS OF NEW OWNER: Tina V. Hartert	SEND TAX BILLS TO: REGIONS BANK OF TENNESSEE
3816 Hobbs Road STREET ADDRESS	616 MARRIOTT DRIVE STREET ADDRESS
Nashville, TN 37215 CITY STATE ZIP	NASHVILLE, TN 37214 CITY STATE ZIP
MAP & PARCEL NO. 116-16-71	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Kenneth L. Oakes, unmarried and W. Keith Phillips, a married man

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Tina V. Hartert and husband R. Stokes Peebles, Jr.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 12 on the Plan of Part One, Evergreen Heights, of record in Plat Book 1130 at page 19, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Kenneth L. Oakes and W. Keith Phillips, as Tenants in Common by Deed of record in Book 9586 page 890, Register's office for said County.

This conveyance is subject to taxes for the year 1995 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

Nancy L. Phillips, wife of W. Keith Phillips, joins in the execution for the purpose of relinquishing all her marital rights.

THIS IS IMPROVED PROPERTY KNOWN AS 3816 Hobbs Road, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 our hand s this 30 day of May, 1995

Kenneth L. Oakes

W. Keith Phillips

Nancy L. Phillips

Nancy Phillips

-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 30 day of May , 1995 , before me personally appeared Kenneth L. Oakes & W. Keith Phillips and wife, Nancy Phillips to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires: 9-31-96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

State of Tennessee
County of

On this 30 day of May 30, , 1995 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

00065633

IDENTIF. & REFERENCE

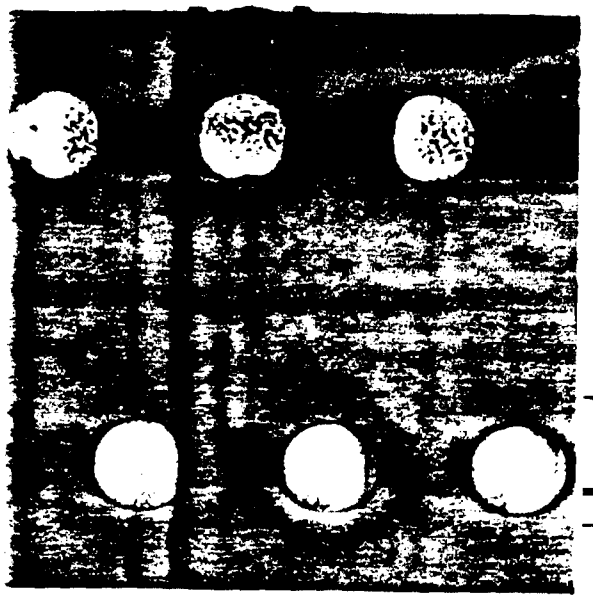
95 JUN -1 AM 9:19

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

6382 06/01 0101 03CHECK 930.50

-1123001 (9202)



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

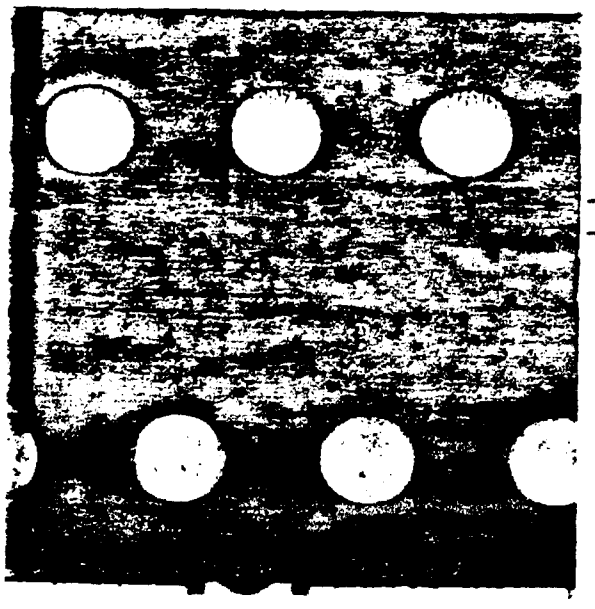
RECEIVED OF _____

FOR _____

BOOK 9686 PG 733

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT 249000.00
CON TX 921.30
PRFEE 1.00
RUSEM 8.00
TOTAL 930.30
CHECK 930.30

06/01/95 01 09:21 0001 6382

0065633
IDENTIF. ← REFERENCE

95 JUN -1 AM 9:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 915694