FOR RECORDING PURPOSES:

BOOK 9711 PG 587

LTIC File Number: 95-28432

49

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transaction is $104,900.00

Affiant

Subscribed and Sworn to before me, this the 23rd day of June, 1995.

STUART JONES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

Commission Expires: My Commission Expires Sept 26, 1998

THIS INSTRUMENT WAS PREPARED BY
Lawyers Title Insurance Corporation
424 Church Street, Suite 200, Nashville TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Lee B. Robbins	First Republic Mortgage Corp.	87-5-A-3
4004 Farmingham Woods Drive	3310 West End Avenue, Suite 480	
Hermitage TN 37076	Nashville TN 37203	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND IN 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

Lee B. Robbins

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. 3, on the Plan of Farmingham Woods, Phase 1, as shown on plat of record in Plat Book 7900, page 228, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to the Grantors by Deed of even date recorded simultaneously herewith.

00073168
IDENTIF. ↑ REFERENCE

95 JUN 26 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

THIS IS (XX) IMPROVED ( ) UNIMPROVED PROPERTY KNOWN AS 4004 Farmingham Woods Drive (HOUSE NUMBER) (STREET) Hermitage (CITY) TN (STATE) 37076 (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. Whenever 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, this 23rd day of June, 19 95.

Phillips Builders, Inc.

By: Ruck Maletak, VP

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, 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 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 office at _____ on this the _____ day of _____, 19____.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ruth Malatak of Phillips Builders, Inc.

with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the Vice President of Phillips Builders, Inc., a corporation, and that as such Vice President being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

STUART JONES NOTARY AT LARGE STATE OF TENNESSEE

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd day of June, 19[illegible]

My Commission Expires Sept 26, 1998

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared

with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the _____ of _____, a corporation, and that as such _____, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

Commission Expires: _____

_____
Notary Public

4677 96/26 0101 03CHECK 397.13

FURNISHED BY:
Lawyers Title Insurance Corporation

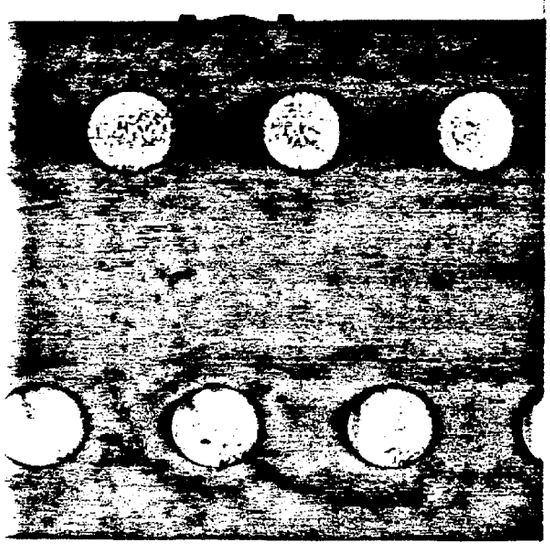
424 Church Street, Suite 200
Nashville TN 37219

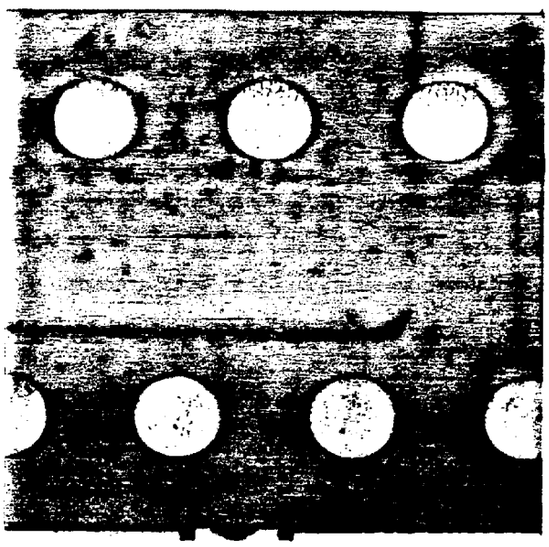
104 Woodmont Blvd., Suite 201
Nashville TN 37205

WARRANTY DEED

FROM:

TO:





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

RECEIVED OF _____

FOR _____

BOOK 9711 PG 589

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	
				104900.00
			CON TX	388.13
			PRFEE	1.00
			WDEED	8.00
			TOTAL	397.13
			CHECK	397.13
06/26/95	01	09:25	0001	4677

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00731168
IDENTIF. ◆ REFERENCE

95 JUN 26 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 923878