BOOK 9747 PG 765

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,600.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 1995.

Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July 19 95

Notary Public

MY COMMISSION EXPIRES: January 24, 1998
(AFFIX SEAL)

PATRICIA D. CAVITT NOTARY PUBLIC DAVIDSON COUNTY, 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
Robert Churchwell, Jr. (NAME)	Third National Bank (NAME)	150-12-A-114
3557 Seasons Drive (ADDRESS)	P O BOX 305110 (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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 Robert Churchwell, Jr. and wife, Mary W. Churchwell

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. 756 on the Plan of Phase V-D, Somerset, as shown on Plat of record in Plat Book 7900, Page 670, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being a portion of the same property conveyed to Randall Phillips Builders, Inc. by deed from Philhall Corp. of record in Book 5508, Page 923, re-recorded in Book 7411, Page 171, Register's Office for Davidson County, Tennessee. By change of name recorded in Book 7298, Page 203, the Grantee in said deeds, Randall Phillips Builders, Inc. changed their name to Phillips Builders, Inc.

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

0084757 IDENTIF. ↑ REFERENCE

95 AUG -1 PM 2:16 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3557 Seasons Drive, Antioch, TN 37013
(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 18th day of July, 19 95

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

BOOK 9747 PG 763

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 ~~XXX~~ her oath(s) acknowledged ~~himself~~ herself to be the Vice-President and _____ respectively of the Phillips Builders, Inc. the within named bargainor, and corporation, and that She 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 _____.

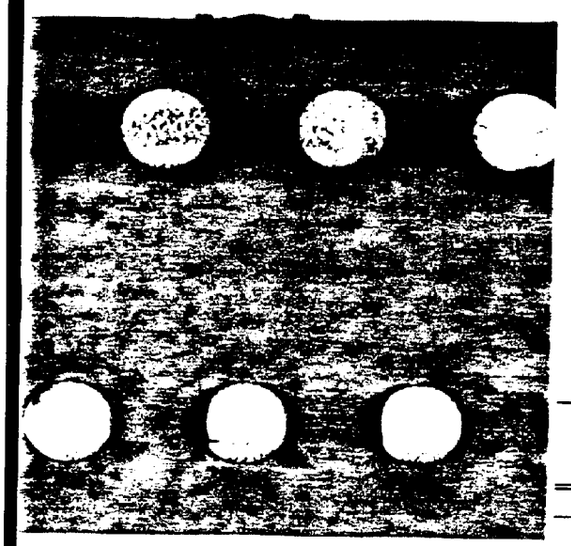
Witness my hand and official seal at office at Nashville, TN on this the 18th day of July 19 95.

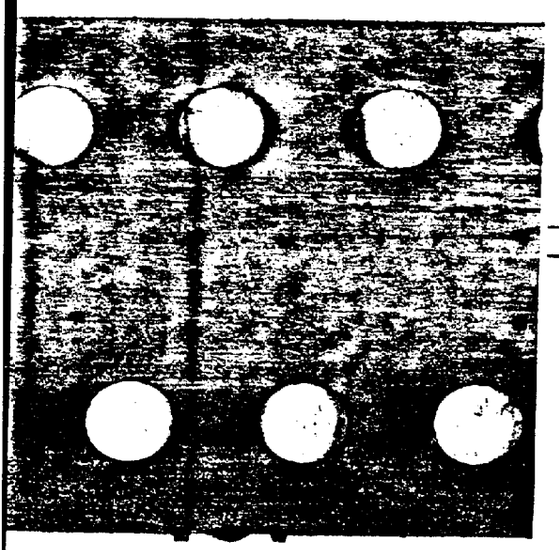
My commission expires January 24, 1998

Patricia D. Cavitt
Notary Public

PATRICIA D. CAVITT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

7335 08/01 0101 03CHECK 409.62





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

RECEIVED OF _____

FOR _____

BOOK 9747 PG 767

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	
				132600.00
			CON TX	490.62
			PRFEE	1.00
			MDEED	8.00
			TOTAL	499.62
			CHECK	499.62
08/01/95	01		14:18 0001	7335

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. ↑ REFERENCE 0084757

95 AUG -1 PM 2:16

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 936372