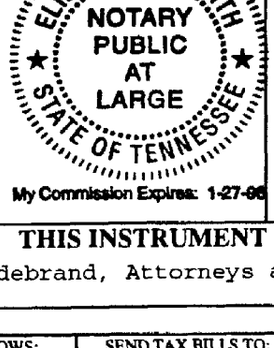
BOOK 9803 PG 374

# WARRANTY DEED




STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 124,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF September 19 95

Notary Public

MY COMMISSION EXPIRES: January 27, 1996
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

Lassiter, Tidwell & Hildebrand, Attorneys at Law, P.O. Box 1369, Brentwood, TN 37024-1369

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Bruce H. Phillips (NAME) | Columbia National, Incorporated (NAME) | |
| 616 Mt. Hood Drive (ADDRESS) | P.O. Box 3050 (ADDRESS) | 135-14-0-A |
| Antioch, TN 37013 (CITY) (STATE) (ZIP) | Columbia, Maryland 21045-6050 (CITY) (STATE) (ZIP) | 079.00CO |

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, Mary Mervin White-Spunner, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bruce H. Phillips and wife, Nancy W. Phillips

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, TN, being Lot No. 98 on the Plan of Pinnacle Point Subdivision, Phase III, of record in Plat Book 6900, Pages 391, 392, and 393, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mary Mervin White-Spunner by deed from Centex Real Estate Corporation of record in Book 7702, Page 623, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to Declaration of Restrictive Covenants in Book 7032, Page 730; Book 7067, Page 739; Restrictions in Book 6405, Page 169; Articles of Incorporation in Book 7058, Page 234; Deed in Book 7097, Page 158; Certificate of Acknowledgement in Book 7065, Page 959, and all matters on the Plan of Record.

0103931
IDENTIF. & REFERENCE

95 SEP 22 AM 10:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 616 Mt. Hood 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 21st day of September 19 95

Mary Mervin White-Spunner

Mary Mervin White-Spunner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9803 PG 375

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Mervin White-Spunner

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 21st day of September, 19 95.

Commission expires January 27, 1996

Notary Public

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires: 1-27-96

STATE OF TENNESSEE
COUNTY OF

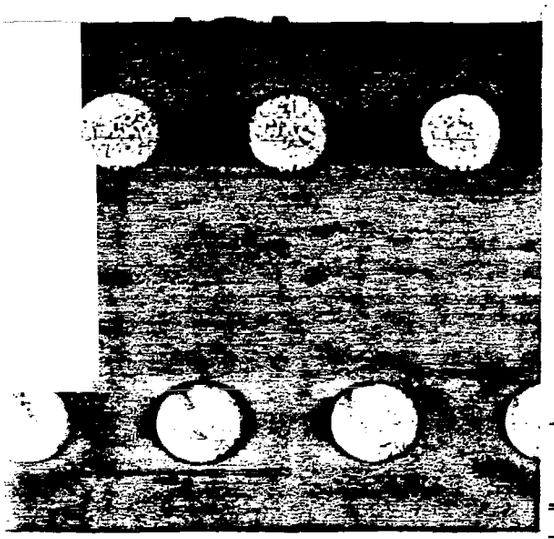
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

7674 09/22 02:01 03CHECK 467.30



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

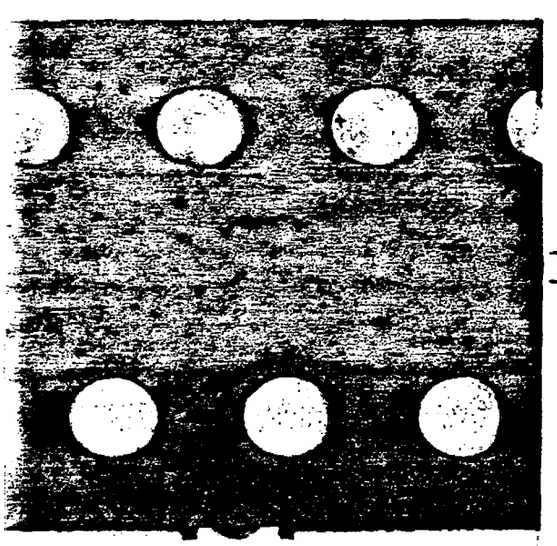
RECEIVED OF _____

FOR _____

BOOK 9803 PG 376

| | | |
|---|---|---|
| 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
124000.00
CON TX 458.80
PRFEE 1.00
WDEED 8.00
TOTAL 467.80
CHECK 467.80
09/22/95 01 10:33 0001 7974

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0103931
IDENTIF. # REFERENCE

95 SEP 22 AM 10:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 956797