BOOK 10279 PG 777

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

ORT#: SV

STATE OF TENNESSEE)
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 238720.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November, 19 96

NOTARY PUBLIC

My Commission expires: 1-27-99

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN Sup Ct #00143

Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Linton Deck and wife (NAME)	Owners at same address (NAME)	171-12-A-21-CO
5573 Saddlewood Lane (ADDRESS)	(ADDRESS)	6DU-83609
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 238,720.00 **cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, 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

Linton Deck and wife, Patricia H. Deck

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson **County, Tennessee, described as follows, to wit:**

Land in Davidson County, Tennessee, and being Lot No. 21 on the plan of Section One Addition to Brelan Park at Saddlewood as of record at Book 7900, page 788, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being part of the same property conveyed to the grantor herein by deed as of record at Book 9876 , page 597 , said Register's Office.

This conveyance is subject to current year's property taxes, which have been prorated this date and the grantee assumes in full (notwithstanding any change from the amount used in said proration) and to restrictive covenants, plat limitations, easements, and/or other matters as hereinafter stated, to wit: Declaration of Covenants, Contitions and Restrictions at Book 8891, page 850, amended at Book 9480 page 387 and Book 9462, page 398, By-Laws at Book 8891, page 869, and Plan at Book 7900, page 788 said Register's Office.

0252464
IDENTIF. ↑ REFERENCE

96 DEC -4 AM 10:07
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

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~~unimproved~~ This is improved (X) property, known as 5573 Saddlewood Lane, Brentwood, TN 37027
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 27th day of November, 19 96.

Phillips Builders, Inc.

By: Ruth Malatak, VP
Ruth Malatak, V.P.

1829 12/04 0101 03CHECK 892.27

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, 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 in 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 this _____ day of _____, 19___.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of Davidson }

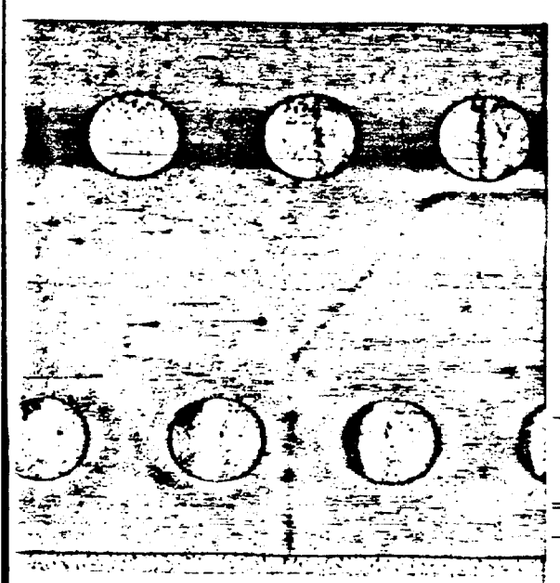
Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Ruth Malatak, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Vice President of Phillips Builders, Inc., the within named bargainor, a corporation (or partnership), and that she as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by her self as such officer (or partner).

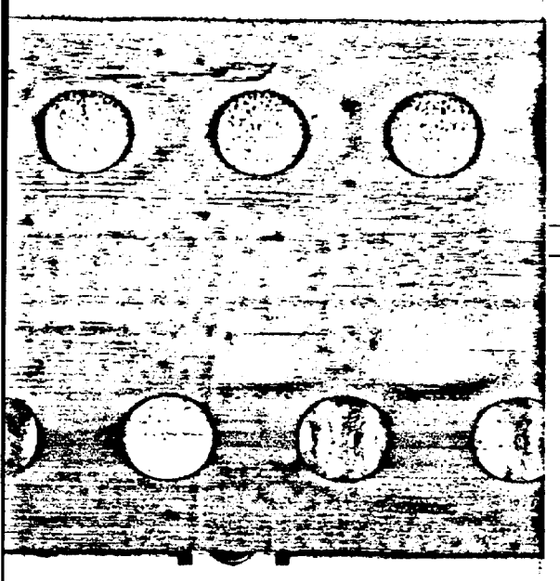
Witness my hand and official seal at office this 27th day of November, 1996

My Commission expires:
11-27-99

_____
Notary Public

NEAL GASTON, JR. NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE





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

RECEIVED OF _____

FOR _____

BOOK 10279 PG 779

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
238720.00
CON TX 883.27
PRFEE 1.00
WDEED 8.00
TOTAL 892.27
CHECK 892.27

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/04/96 01 10:10 0001 1629

0252464
IDENTIF. ↑ REFERENCE

96 DEC -4 AM 10:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1094492