Box 36

THIS INSTRUMENT PREPARED BY:
Douglas A. Brace, Attorney
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-8985

BOOK 10365 PG 450

WARRANTY DEED

Name and Address of New Owner:
Jeffrey D. Harclerode
6104 South Riverbend Drive
Nashville, Tn 37221

Send Tax Bills To:
New Owner

Street Address of Subject Propert
6104 Riverbend Drive
Nashville, Tn 37221

Map-Parcel No:
155-08-B-73

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **SHERMAN MASON PHILLIPS, R., UNMARRIED,** hereinafter called **"GRANTOR"**, has bargained and sold, and by these presents do transfer and convey unto **JEFFREY D. HARCLERODE AND WIFE, DIANE E. HARCLERODE "GRANTEES,"** his heirs and assigns, a certain tract or parcel of land in Williamson County, State of Tennessee, described as follows:

SEE SCHEDULE ATTACHED HERETO.

The conveyance of the above described parcel of land is subject to the following:

1. Any and all zoning regulations, building restrictions, setbak lines, if any, and easements and rights of way for public utilities applicable to this property.

2. 1997 taxes, which have been prorated and assumed by Grantee.

3. Restrictions of record in Book 5349, page 921, Book 6474, page 354, as amended in Book 6486, page 588, Book 7199, page 119, as amended in Book 7781, page 645, Register's Office for Davidson County, Tennessee.

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 GRANTORS do covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and GRANTORS do further covenant and bind themselves, theirs heirs and assigns 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 hands this 28th day of February, 1997.

Sherman Mason Phillips Jr.
Sherman Mason Phillips, Jr.

97 MAR -3 AM 11:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

97 03/03 0101 030ZDK 611.17

0277978

IDENTIFICATION REFERENCE

STATE TENNESSEE]
COUNTY OF WILLIAMSON]

Before me. the undersigned, a Notary Public in and for the State and County aforesaid, personally apppeared Sherman Mason Phillips, Jr., unmarried, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 28th day of February, 1997.

NOTARY PUBLIC AT LARGE Douglas A. Brace My Commission Expires January 24, 1998 State of Tennessee

Notary Public

My commission expires:

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

The actual consideration or value whichever is greater for this transfer is $161,166.00.

Affiant

Subscribed and sworn to before me,

this the 28th day of February, 1997.

Notary Public

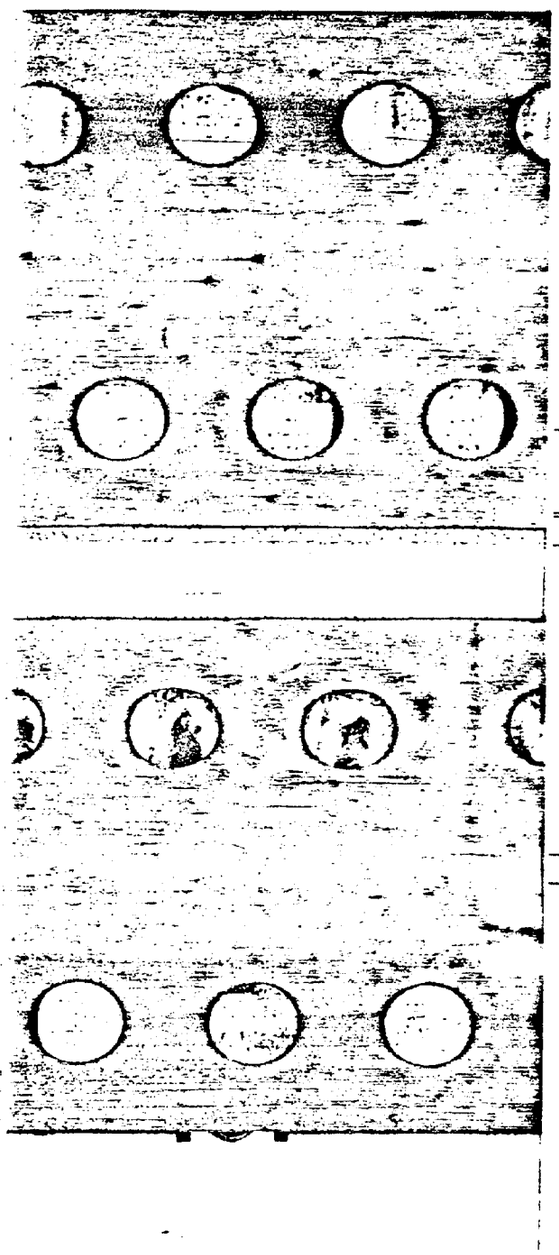
My commission expires:

NOTARY PUBLIC AT LARGE Douglas A. Brace My Commission Expires January 24, 1998 State of Tennessee

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 73 on the Plan of Resubdivision of Lots 73 and 74 of Phase I of South Colony of Riverbend, as of record in Book 7900, page 11, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Sherman Mason Phillips, Jr., by deed from John P. Lucas, and wife, Lisa Lucas, as of record in Book 9788, page 489, Register's Office for Davidson County, Tennessee.



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

RECEIVED OF _____

FOR _____

BOOK 10365 PG 453

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	
				161166.00
			CON TX	598.17
			PRFEE	1.00
			WDEED	12.00
			TOTAL	611.17
			CHECK	611.17
03/03/97	01		11:23 0001	1707

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0277978
IDENTIF. ↑ REFERENCE

97 MAR -3 AM 11:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1121609