WARRANTY DEED

STATE OF TENNESSEE BOOK 10532 PG 709
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 000,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 19 97

Notary Public

MY COMMISSION EXPIRES: 5/27/01
(AFFIX SEAL)

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Philip E. Phillips (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	128-06-O-A-515.00
515 Stacy Square Terrace (ADDRESS)	P. O. Box 305110 (ADDRESS)	
Nashville, TN 37221 (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, Angela P. Standley (now Branson) and Richard L. Proctor, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Philip E. Phillips and wife, Elaine 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. 7A, Unit 515 on the Plan of Stacy Square Townhomes II, of record in Book 6250, Page 159 , Amended by exhibit to Master Deed in Book 6497, page 720 Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Angela P. Standley and Richard L. Proctor, Jr. by deed from Raymond P. Dionne etux Mary J. Dionne of record in Book 9422, Page 979, Register's Office for Davidson County, TN.

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

Subject to restrictions of record in Book 4265, Page 777; Book 4379, page 833; Book 5973, page 335; Master Deed in Book 6497, page 700; Book 8117; page 891; Maintenance agreement in Book 6391, page 460, and all matters shown on the Plan of Record.

This property has not served as a residence of Richard L. Procter, Jr. or any spouse of the said Richard L. Procter, Jr. This property previously served as a residence of Angela P. Standley, now being Angela P. Standley Branson, during the time she was married to her ex-husband. However, this property has not served as a residence for the said Angela P. Standley Branson or her current spouse at any time during their current marriage. The said Angela P. Standley Branson and her current spouse presently own a separate house which serves as their principal and sole residence.

5995 07/18 0101 03CHECK

unimproved ( )
This is improved (X) property, known as 515 Stacy Square Terrace, Nashville, TN 37221
(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 our hand s this 15th day of July 19 97

Angela P. Standley Branson

Angela P. Standley Branson

Richard L. Proctor, Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 1053 PG 710

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Angela P. Standley and Richard L. Proctor, Jr.

Branson

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 8th day of July, 1997.

Commission expires _____

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public

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 _____

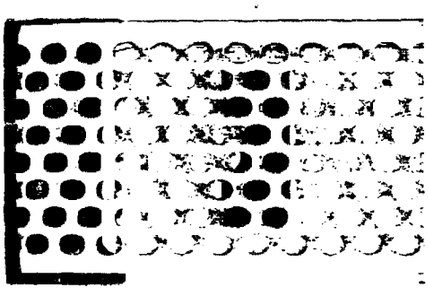
Notary Public

0327642

IDENTIFICATION REFERENCE

97 JUL 18 AM 8:11

REGISTER
DAVIDSON TN



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

RECEIVED OF _____

FOR _____

BOOK 10533 PG 711

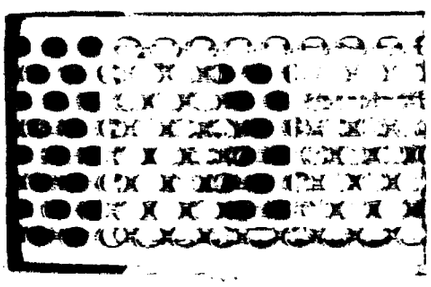
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CASH 110000.00
CO TX 407.00
PRFEE 1.00
MISC 8.00
TOTAL 416.00
CHECK 416.00

07/18/97 01 08:11 0001 5995

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0327642
IDENTIFICATION REFERENCE

97 JUL 18 AM 8:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1175701