Davidson County DEEDWARR
Recvd: 10/05/04 16:20 2pgs
Fees:13.00 Taxes:481.00

20041005-0120158

FILE BOX 30

State of Tennessee
County of Williamson
The actual consideration or value whichever is greater is $130,000.00.

Subsribed and sworn before me this the 28th day of September, 2004.

JENNIFER CROWELL
NOTARY PUBLIC
AT
LARGE (Affix Seal)
LEWIS COUNTY, TN

JENNIFER CROWELL
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
May 23, 2006

April Anderson
Affiant

Jennifer Crowell
Notary Public

WARRANTY DEED

This instrument prepared by:
SOUTHEAST TITLE of Tennessee, Inc. 400759
214 Centerview Drive, Suite 101, Brentwood, Tennessee 37027

Address of new owner:
Elmer Phillips
5530 Thalman Drive
Brentwood, TN 37027

Send tax bills to:
New Owner

Map 161-9 Parcel 152

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

John T. Crunk, Jr., married

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Elmer Phillips , A Married Man

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN ~~Williamson~~ *Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 62-B on the Plan of Zone Lot Division Lot 62 Brentwood Meadows Section Three of record in Plat Book 6250, page 555, amended in Plat Book 6900, page 809, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to John T. Crunk, Jr., December 28, 1988 by Trustee's Deed of record in Book 7737, page 815, said Register's Office.

Subject to taxes for the year 2004, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS 5530 Thalman Drive, Brentwood, TN 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 28th day of September, 2004.

John T. Crunk, Jr.

Gina D. Crunk

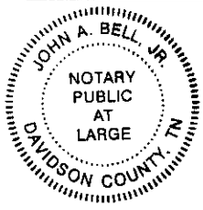
STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named John T. Crunk, Jr. 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, this 28th day of September, 2004.

My commission expires:

_____



JOHN A. BELL, JR.
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
July 29, 2006

_____
Notary Public