This instrument prepared by
GULLETT, STEELE, SANFORD, ROBINSON & MERRITT
L & C Tower, Nashville, Tenn.

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM
ELMER I. KENT, ET UX.,
HELEN A. KENT

TO
KENMONT APARTMENTS, A PARTNERSHIP COMPOSED OF JAMES T. MCLEAN, HARRY G. HEMMERLY and ELMER I. KENT

For draftsman's use

BOOK 4507 PAGE 86

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenmont Apartments (NAME)	Home Federal Savings & Loan Association (NAME) of Nashville	Map 61-5
108 Oak Valley Drive (STREET ADDRESS OR ROUTE NUMBER)	Life and Casualty Tower (STREET ADDRESS)	Parcel ~~49~~ 18
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	19-21 PW

(FOR REGISTER'S USE)

B 1711 7

IDENTIF. REFERENCE

JUN 2 2 47 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS:

$ 162,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF June 19 71

Notary Public

MY COMMISSION EXPIRES: October 24, 1973

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100 ($10.00) ---------- DOLLARS

cash in hand paid by Kenmont Apartments, a partnership composed of James T: McLean, Harry G. Hemmerly and Elmer I. Kent, andother good and valuable considerations, the receipt of which is hereby acknowledged, we,

JUN-2??	CONV	90,000.00			
JUN-2??	CONV	72,500.00			
JUN-2??S'TAX			A*	422.50	
JUN-2??PR'FEE			A*	.50	
JUN-2??	W'DEED		A*	6.00	* 429.00

ELMER I. KENT and wife, HELEN A. KENT,

have bargained and sold, and by these presents do transfer and convey unto the said KENMONT APARTMENTS, a partnership composed of James T. McLean, Harry G. Hemmerly and Elmer I. Kent, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 12th Civil District of Davidson County, Tennessee, described according to a survey made by Southern Land Surveying Co., Inc., dated December 30, 1970. The beginning point being described as follows:

BEGINNING at the centerline intersection of Maplewood Lane and Lemont Drive; thence, along the centerline of Maplewood Lane running east 52.0 feet to a point; thence, southerly from said point 25.00 feet to a concrete monument in the southerly margin of Maplewood Lane as widen this being the point of beginning; thence along the southerly margin of Maplewood Lane as widen running in an easterly direction south 84° 12' 31" east 140.03 feet to a concrete monument; thence, leaving said southerly margin along

Form No. WD3a

a line common to Arthur J. Elmore's west line and said described tract south 7° 36' 25" west 239.99 feet to a concrete monument; thence, south 84° 12' 33" east 185.00 feet to a concrete monument; said point being M. Ann Travis' southeast property corner and a point in Robert W. Farrell's west line; thence, continuing along Farrell's west line south 7° 36' 25" west 195.77 feet to a concrete monument; thence, south 79° 29' 41" east 460.00 feet to a concrete monument, said point being J. W. Luttrell's southeast property corner; thence, along Luttrell's east line north 27° 27' 14" east 20.00 feet to a concrete monument, said point being Clarence William Irvin's southwest property corner; thence, south 85° 45' 56" east 680.74 feet to a concrete monument, said point being northeast corner of said described, tract; thence, along the west property line of Maplewood Heights Second Subdivision as recorded in Book 547, pages 103 & 104 running in a southerly direction south 14 degrees 08 minutes 17 seconds west 1243.71 feet to a concrete monument; thence, along the northerly margin of Virginia Avenue extended with a curve to the left (radius = 275.00 feet) 261.59 feet to a concrete monument; thence, leaving said northerly margin north 55° 08' 31" west 726.81 feet to a concrete monument located in D. H. Thompson's north line; thence, north 27° 27' 14" east 319.08 feet to a concrete monument; thence, north 69° 36' 37" west 545.72 feet to a concrete monument; thence, continuing along Thompson's east line north 7° 46' 35" east 654.91 feet to a concrete monument; thence, north 80° 45' 25" west 49.98 feet to a concrete monument located in the easterly margin of a 50 foot street dedication; thence, along said easterly margin north 7° 46' 32" east 280.14 feet to a concrete monument; thence, along a curve to the right (radius = 25.00 feet) 38.40 feet to the beginning, containing 32.87 acres.

Being part of the same property conveyed to Elmer I. Kent and wife, Helen A. Kent, by deed from B. W. Ball and wife, Georgia M. Ball, of record in Book 3906, page 241, and by deed from L. Randall Travis, Trustee, of record in Book 4299, page 367, and being part of the same property conveyed to Elmer I. Kent and wife, Helen A. Kent, by deed from Perry F. McMurtry and wife, Joyce B. McMurtry, of record in Book 4469, page 586, all in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants, easements and setback lines of record.

unimproved ( )
This is improved XX property, known as Maplewood Lane, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Kenmont Apartments, a partnership composed of James T. McLean, Harry G. Hemmerly and Elmer I. Kent, their heirs and assigns, forever.

And we do covenant with the said Kenmont Apartments, a partnership composed of James T. McLean, Harry G. Hemmerly and Elmer I. Kent, 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. , as set out above.

And we, Elmer I. Kent and wife, Helen A. Kent,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Kenmont Apartments, a partnership composed of James T. McLean, Harry G. Hemmerly and Elmer I. Kent, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 2nd day of June, 19 71, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Elmer I. Kent

Elmer I. Kent

Helen A. Kent

Helen A. Kent

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELMER I. KENT and wife, HELEN A. KENT, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of June, 1971.

Shirley L. Johnson
Notary Public

My commission expires: October 24, 1973

L-550,955-5

BOOK 1507 PAGE 89

WARRANTY DEED

From

ELMER I. KENT, ET UX.,
HELEN A. KENT

To

KENMONT APARTMENTS, A
Partnership Composed of
JAMES T. McLEAN, HARRY G.
HEMMERLY and ELMER I. KENT

FILE: Home Federal S & L Assn.

RECORDED