Form furnished by Attorneys Title Company, Inc.

BOOK 4554 PAGE 808

Form No. WD-2

FROM

PHILLIP SAINDON, TRUSTEE

TO

TULIP GROVE APARTMENTS

For draftsman's use

This instrument prepared
By:
J. J. FOLEY, JR. ATTORNEY
521 Stahlman Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tulip Grove Apartments (NAME)	Dobson & Johnson, Inc. (NAME)	MAP 4
2930 Sidco Drive (STREET ADDRESS OR ROUTE NUMBER)	J. C. Bradford Building (STREET ADDRESS)	PAR. to be
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	assigned by later

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

NOV 19 | 13 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

B38563

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 154,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November 19 71.

Notary Public

MY COMMISSION EXPIRES: Dep. Register

(AFFIX SEAL)

For and in Consideration of the sum of One Hundred Fifty-four Thousand and No/100------

----------($154,000.00)----------DOLLARS

I, Phillip Saindon, Trustee have bargained and sold, and by these presents do transfer and convey unto the said Tulip Grove Apartments, a partnership composed of James M. Fischer, Jr., and Robert D. Short, Jr.

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being a 14.00, more or less, acre tract of land lying in the 12th Councilmanic District (4th Civil District), described according to a survey made by James L. Murphy, Jr. & Company, Surveyor, dated November 15, 1971, as follows:

BEGINNING at a concrete monument lying on the northerly line of Tulip Grove, Section 5, as of record in Book 4175, page 71, Register's Office for Davidson County, Tennessee, said concrete monument further described as lying 500 feet, more or less, from the easterly margin of Andrew Jackson Parkway; thence leaving the said northerly property line of Tulip Grove, Section 5, North 1° 42' 46" East a distance of 569.09 feet to a concrete monument lying on the southerly margin of Lebanon Road, said concrete monument further described as lying 500 feet, more or less, from the easterly margin of Andrew Jackson Parkway ; thence running with the southerly margin of Lebanon Road North 87° 54' East a distance of 79.06 feet to an existing state highway monument at the beginning of a curve; thence running with said curve, having a radius of 17,155 feet, to the right a distance of 944.97 feet to a concrete monument; thence leaving the said southerly margin of Lebanon Road South 1° 42' 46" West a distance of 613.32 feet to a concrete monument; thence North 88° 10' West a distance of 647.59 feet to a concrete monument, said concrete monument further described as being the northeast corner of the said Tulip Grove, Section 5; thence running with the northerly property line of Tulip Grove, Section 5, North 88° 10' West a distance of 375.41 feet to the point of beginning, containing 14.00, more or less, acres.

BEING the same property conveyed to Phillip Saindon, Trustee, by deed from Miller Kimbrough, Trustee, of record in Book 4554, page 805, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easments for trunk sewer and water line of record in Book 4106, page 812, Register's Office for said County, and a 25-foot easement for public utilities as shown on the above-mentioned survey.

This is unimproved (XX) improved ( ) property, known as Lebanon Road, 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 Tulip Grove Apartments, a partnership composed of James M. Fischer, Jr., and Robert D. Short, Jr., their heirs and assigns, forever.

And I do covenant with the said Tulip Grove Apartments, a partnership composed of James M. Fischer, Jr., & Robert D. Short, Jr. that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Phillip Saindon, Trustee

do further covenant and bind myself, my successors in trust, ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Tulip Grove Apartments, a partnership composed of James M. Fischer, Jr., and Robert D. Short, Jr. heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 18th day of November, 1971, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Phillip Saindon, Trustee

Phillip Saindon, Trustee

Form No. WD3b

STATE OF TENNESSEE
Davidson County.

BOOK 4554 PAGE 810

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Phillip Saindon, Trustee

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 18th day of November, 1971.

D Howard Doty, Notary Public

Commission Expires 11-4-74

STATE OF
County of

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at , this day of , 19 , Notary Public

Commission Expires

NOV 19 75 CONV 90,000.00
NOV 19 75 CONV 64,000.00
NOV 19 75 STAX A* 400.40
NOV 19 75 PRFEE A* .50
NOV 19 75 W'DEED A* 6.00 * 406.90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires .