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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM
HENRY HUDSON, and wife,
RUTH C. HUDSON

TO
MILLWOOD MANOR APARTMENTS,
a limited partnership

For draftsman's use

THIS INSTRUMENT PREPARED BY
DEARBORN & EWING, ATTORNEYS
400 COMMERCE UNION BANK BUILDING
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Millwood Manor Apts., a ~~limited partnership~~ (NAME)	Same (NAME)	106-79 106-81
1276 Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

B6375O

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

JUN 16 10 51 AM '72

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

$ 160,000.00 Henry Hudson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June 1972.

Lewis H. Conner Jr.
Notary Public

MY COMMISSION EXPIRES: August 30, 1975
(AFFIX SEAL)

For and in Consideration of the sum of ONE HUNDRED SIX THOUSAND FOUR HUNDRED NINETY AND 00/100 ($106,490.00)---------- **DOLLARS** cash in hand paid to the undersigned, Henry Hudson and wife, Ruth C. Hudson, by Millwood Manor Apartments, a limited partnership, receipt of which is hereby acknowledged, We, Henry Hudson and wife, Ruth C. Hudson, hereinafter referred to as Grantors,

JUN 16 CONV 90,000.00
JUN 16 CONV 70,000.00
JUN 16 S'TAX A* 416.00
JUN 16 PD'FEE A* .50
JUN 16 W'DEED A* 6.00 * 422.50

have bargained and sold, and by these presents do transfer and convey unto the said Millwood Manor Apartments, a Limited Partnership, hereinafter referred to as Grantee, its successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: To reach the property:

COMMENCING at an iron pin on the easterly right-of-way of Murfreesboro Road, said iron pin being 91.85 feet north of the center of Mill Creek; thence N. 49° 00' W. 114.00 feet to the beginning of a curve; thence along said curve having a radius of 25.00 feet, 39.27 feet to a point

on the southerly right-of-way of Millwood Drive; thence along said right-of-way N. 41° 00' E. 198.00 feet to the beginning of a curve; thence along said curve having a radius of 260.00 feet, 258.66 feet to a point; thence N. 16° 00' W. 177.93 feet to the point of beginning; thence N. 37° 32' 13" E. 986.98 feet to an iron pin; thence N. 84° 06' 34" E. 435.51 feet to a point in the center of Mill Creek; thence with the center of said Creek, S. 30° 38' 11" E. 180.00 feet to a point; thence S. 6° 18' 17" E. 119.26 feet to a point; thence S. 4° 25' 58" W. 120.35 feet to a point; thence S. 35° 27' 32" W. 162.45 feet to a point; thence S. 52° 39' 45" W. 870.54 feet to a point; thence leaving center of Mill Creek N. 71° 49' 25" W. 239.29 feet to a point; thence S. 74° 00' W. 70.00 feet to a point in the easterly margin of Millwood Drive; thence along said margin of Millwood Drive, N. 16° 00' W. 177.93 feet to the point of beginning and containing 15.00 acres.

BEING part of the same property conveyed to Millwood Development Company, a joint venture composed of John William Thoni and wife, Louise Flury Thoni, as to one-half and Henry Hudson as to one-half, by two deeds: one from Sue Adams Andrews and Nelson C. Andrews, Trustee, of record in Book 4566, page 716, and the other from John William Thoni and wife, Louise Flury Thoni and Henry Hudson, of record in Book 4314, page 341, Register's Office for Davidson County, Tennessee; said property having become vested solely in Henry Hudson upon termination of the Millwood Development Company joint venture by assignment from John W. Thoni and wife, Louise F. Thoni, a declaration of the termination of said joint venture being of record in Book 4599, page 296, Register's Office for Davidson County, Tennessee.

The above property is conveyed expressly subject to the following:
1. Easement for construction, operations and maintenance of a trunk sanitary sewer granted the City of Nashville, Tennessee, by an instrument executed by John Thoni, Jr., dated March 23, 1963, and recorded in Book 3531, Page 588, Register's Office for Davidson County, Tennessee.
2. Easement for overflow of Mill Creek.

unimproved ( )
This is improved ( ) property, known as ---------- (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 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.

And we, Grantors do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors ~~heirs~~ and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 15th day of June, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Henry Hudson
HENRY HUDSON

Ruth C. Hudson
RUTH C. HUDSON

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STATE OF TENNESSEE
Davidson County.

Personally appeared before me, L. O. CANTRELL, a Notary Public in and for said County and State, the within named Henry Hudson and Ruth C. Hudson

the bargainor S, 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 15th day of June, 1972

L. O. Cantrell, Notary Public

Commission Expires FEBRUARY 10, 1974

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.....

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.....