This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

Andrew Ewing, Trustee

TO

Singer Housing Company

For draftsman's use

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

BOOK 4787 PAGE 231

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Singer Housing Company (NAME)	Singer Housing Company (NAME)	6D-71100
P. O. Box 2008 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2008 (STREET ADDRESS)	161-4
Mobile, Alabama 36601 (CITY) (STATE) (P. O. ZIP)	Mobile, Alabama 36601 (CITY) (STATE) (ZIP)	Part 28

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

FEB 11 9 52 AM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

6414.75

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 130,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF February, 19 74

Notary Public

MY COMMISSION EXPIRES: 1-30-77

(AFFIX SEAL)

For and in Consideration of the sum of One Hundred Thirty Thousand and no/100 ($130,000.00) ---------- DOLLARS paid in cash by Singer Housing Company, a Delaware corporation, hereinafter referred to as "Grantee", receipt of which is hereby acknowledged, the undersigned, Andrew Ewing, Trustee, hereinafter referred to as "Grantor"

FEB11	CONV	90,000.00			
FEB11	CONV	40,000.00			
FEB11	S'TAX		A*	338.00	
FEB11	PR'FEE		A*	.50	
FEB11	W'DEED		A*	6.00	* 344.50

has ~~has~~ bargained and sold, and by these presents ~~do~~ does transfer and convey unto the said Grantee, its successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A tract or parcel of land in the 5th Civil District of Davidson County, Tennessee, described according to the

Form No. WD3a(a)

survey of Barge, Waggoner, Sumner and Cannon, Engineers, under date of January 2, 1974, and as revised January 21, 1974, for Liles Construction Company, File No. 5370.

BEGINNING at an iron pin set in the southerly margin of the right of way of Tusculum Road, said iron pin being the northwesterly corner of the tract of land which was conveyed to Chevron Oil Company by deed of Andrew Ewing, Trustee, of record in Book 4503, page 758, Register's Office for said County; from said beginning point; thence, with the westerly margin of the said Chevron Oil Company tract, south 11° 00' 55" east 226.86 feet to another iron pin, the southwesterly corner of said Chevron Oil Company tract; thence, with the southerly boundary of said Chevron Oil Company tract, north 79° 15' 05" east 155.95 feet to an iron pin in the westerly margin of the right of way of Nolensville Road, the southeasterly corner of said Chevron Oil Company tract; thence, with the said right of way of Nolensville Road, south 10° 25' 20" east 8.03 feet to a highway monument; thence, south 50° 13' 20" east 18.19 feet to a point; thence, south 40° 55' 40" west 14.90 feet to a highway monument; thence, south 10° 25' 20" east 181.55 feet to a highway monument, the beginning of a curve to the left; thence, with said curve having a central angle of 00° 41' 23" and a radius of 11,561.16 feet, 139.15 feet to a point, the southeast corner of this tract; thence, leaving the right of way of Nolensville Road, south 79° 10' 39" west 389.56 feet to a point, the southwest corner of this tract; thence with the westerly boundary of the tract of land which was conveyed to Andrew Ewing, Trustee, by deed of F. M. McPherson, Jr., et als, of record in Book 4211, page 909, Register's Office for said County, north 12° 39' 55" west 131.61 feet and north 10° 58' 28" west 438.32 feet to a highway monument in the southerly margin of the right of way of Tusculum Road; thence, with said southerly margin of the right of way of Tusculum Road, north 80° 11' 05" east 89.20 feet to the beginning of a curve to the left; thence, with said curve, having a central angle of 10° 12' 44" and a radius of 848.51 feet, 151.24 feet to the point of beginning, and containing 4.38 acres, more or less.

BEING property conveyed to Andrew Ewing, Trustee, by deed from F. M. McPherson, Jr., Douglas McPherson, Beatrice H. McPherson, Martha W. Pully, Izella Z. McPherson, Roman H. McPherson, Jr., Holland R. McPherson, Theresa McPherson Burke and Evelyn McPherson White, as of record in Book 4211, page 909, said Register's Office.

The hereinabove described and conveyed property is conveyed expressly subject to:

1. Taxes for the year 1974, which have been

prorated, and Grantee, by acceptance of this conveyance, expressly assumes the payment thereof.

2. Easement for the flow of a creek or branch across the property.

3. The survey of Barge, Waggoner, Sumner and Cannon, Engineers, dated January 2, 1974, revised January 21, 1974, shows an 8 inch sewer line running east and west across the center portion of said property to a manhole near the westerly line and running thence south across the west portion of said property, but Grantor hereby conveys to Grantee all of his right, title and interest in and to the said easement. Reference is hereby made to the unrecorded grant of easement made by Grantor to Chevron Oil Company April 8, 1971, it being the intent of this instrument that Grantor conveys to Grantee herein all of his interest, right and title in and to the hereinabove described land and any and all easements and appurtenances appertaining thereto.

This is unimproved property, known as _____ _____, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantor, as Trustee only, covenants with the said Grantee that he is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except as set forth above.

And Grantor, further covenants and binds himself, his successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever, insofar as he, as Trustee, is authorized so to do, but no further or otherwise.

In witness whereof, Grantor has executed this instrument on this 8th day of February, 1974.

Andrew Ewing, Trustee
ANDREW EWING, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Barbara E. Lawson, a Notary Public in and for said County and State, the within named Andrew Ewing, 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 8th day of February, 1974.

Barbara E. Lawson
Notary Public

My Commission Expires: 1-29-77