THIS INSTRUMENT PREPARED BY:
DOUGLAS R. BERRY
ATTORNEY AT LAW
907 TWO MILE PARKWAY
GOODLETTSVILLE, TENN. 37072

BOOK 5036 PAGE 743

Mail-7

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Grapefruit Productions, Inc. (NAME)	National Mortgage Company (NAME)	34-13
114 McKinley Street (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	146
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Memphis, Tennessee 38118 (CITY) (ZONE) (STATE)	11 D 26380

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations, receipt of which is hereby acknowledged,

We, James T. Davis and wife, Cleta Jean Davis

have this day bargained and sold, and do hereby transfer and convey unto the said Grapefruit Productions, Inc., its

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the Seventh Civil District of Davidson County, Tennessee, being Lot No. 12, Block C, Eastlawn Subdivision, as of record in Plat Book 547, pages 153 and 154, Register's Office for said County, to which plan reference is here made for a complete legal description of said lot.

Being the same property conveyed to James T. Davis and wife, Cleta Jean Davis, be deed from Secretary of Housing and Urban Development, of record in Book 4861, page 363, Register's office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,500.00

Subscribed and sworn to before me, this the 4 day of June 1976

Affiant

My commission expires: Oct 28, 1978 (Affix Seal)

Notary Public

DOUGLAS R. BERRY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (X) property, known as 114 McKinley Street, Madison, Tenn, 37115 (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grapefruit Productions, Inc., its *(successors),*

heirs and assigns forever. We *covenant that* We are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for a Deed of Trust of record in Book 4861, page 365, Register's Office for Davidson County, Tennessee.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantee, its *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 4th *day of* June, 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James T. Davis
JAMES T. DAVIS

Cleta Jean Davis
CLETA JEAN DAVIS

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James T. Davis and wife, Cleta Jean Davis

the within named 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 4 day of June, 1976.

Douglas R. Berry Notary Public

Commission expires October 28, 1978

DOUGLAS R. BERRY * NOTARY PUBLIC AT LARGE * STATE OF TENN.

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.....

JUN 18 76	CONV	15,500.00			
JUN 18 76 S'TAX			B*	40.30	
JUN 18 76 PR'FEE			B*	.50	
JUN 18 76	W'DEED		B*	4.00	* 44.80

WARRANTY DEED

FROM

JAMES T. DAVIS, et ux

TO

GRAPEFRUIT PRODUCTIONS, INC.

D 5 4 4 1 9

IDENTIF. REFERENCE

JUN 18 9 36 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238