BOOK 5062 PAGE 90

WARRANTY DEED

(CORPORATE FORM)

"THIS INSTRUMENT PREPARED BY ROBERT P. THOMAS, ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238" Bof 7

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gary Fox Construction Co. (NAME)	Same (NAME)	
5825 Old Harding Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	116-8-C
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	62

FOR AND IN CONSIDERATION of the sum of Twenty-Two Thousand Five Hundred and no/100 ($22,500.00)---------- *Dollars,*

cash in hand paid, the receipt and sufficiency of which is hereby acknowledged,

Sugartree Properties, Inc., a Tennessee corporation,

has bargained and sold, and does hereby transfer and convey unto the said

Gary Fox Construction Co.,

its *(successors), ~~XXX~~ and assigns,*

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

Being a certain building site identified as No. 62, as shown on the Revised Plan of Sugartree, Phase 2, as of record in Book 4860, pages 79 and 80, as amended by instruments of record in Book 5005, page 144; Book 5010, page 117; and Book 5015, page 550, Register's Office for said County.

Being part of the same property conveyed to Sugartree Properties, Inc., by deed from James I. Vance Berry, Trustee, of record in Book 4866, page 820, 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 $ 22,500.00

Subscribed and sworn to before me, this the 25th day of August, 19 76

Affiant Gail K. Vance

My commission expires: Jan 29, 1977 (Affix Seal)

Notary Public

unimproved (X)
This is improved ( ) property, known as Lot 62, Sugartree, Phase 2 (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 Grantee,

its *(successors),*

~~XXX~~ *and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered,* except for 1976 taxes and all easements and restrictions of record.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said

Grantee, its *(successors), ~~XXX~~ and assigns, against the lawful claims of all persons.*

Witness its *hand this* 25th *day of* August, 19 76, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

SUGARTREE PROPERTIES, INC.

By Fred R. Webber, Jr.

Fred R. Webber, Jr., President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Gail K. Parsons, a Notary Public of the State and County aforesaid, personally appeared Fred R. Webber, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Sugartree Properties, Inc., the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as President.

Witness my hand and seal, at office in Nashville, Tennessee this 25th day of August, 19 76.

Gail K. Parsons Notary Public

Commission expires 2/23/80

GAIL K. PARSONS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

AUG25'76	CONV	22,500.00			
AUG25'76	S'TAX		B*	58.50	
AUG25'76	PR'FEE		B*	.50	
AUG25'76	W'DEED		B*	4.00	* 63.00

WARRANTY DEED

FROM

TO

D 64905

IDENTIF. REFERENCE

AUG 25 2 38 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE