This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 5062 PAGE 468

# WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:

Christopher R. Jones and wife,
Linda S. Jones
4400 Belmont Park Terrace - #185
Nashville, Tennessee 37215

SEND TAX BILLS TO:

First Federal Savings &
Loan Association
236 4th Avenue
Nashville, Tennessee 37219

MAP/PARCEL NOS.

131-3-B
185
PW

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sheridan Construction Company, a Tennessee Corporation, Grantor, has this day bargained and sold and does hereby transfer and convey unto the said Christopher R. Jones and wife, Linda S. Jones Grantee(s), their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Building Site No. 185 on the Plan of Arden Place, Section IV, as of record in Book 4955, Page 5, Register's Office for Davidson County, Tennessee, reference to which plat is hereby made for a more complete and accurate description of said property, together with one membership in Arden Place Home Owners Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise appurtaining to said membership.

BEING part of the same property conveyed to Sheridan Construction Company, a Tennessee Corporation, by Deed from Belmont Terrace Development Company, a Joint Venture, of record in Book 4820, Page 293, said Register's Office.

This conveyance is made and accepted by the Grantee(s) herein subject to the Declaration of Covenants, Conditions, and Restrictions filed by Sheridan Construction Company, as recorded in Book 4754, Page 455, Register's Office for Davidson County, Tennessee. This property is made subject to said Declaration of Covenants, Conditions, and Restrictions by the First Supplemental Declaration of Covenants, Conditions, and Restrictions filed by Sheridan Construction Company in Book 4819, Page 564; Second Supplemantary Declaration of Covenants, Conditions, and Restrictions of record in Book 4916, Page 277; and Third Supplementary Declaration of Covenants, Conditions, and Restrictions of record in Book 5019, Page 942, all in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4400 Belmont Park Terrace - #185, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with appurtenances, estate, title, and interest belonging to said Christopher R. Jones and wife, Linda S. Jones, their heirs and assigns forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 64,500.00.

Christopher R. Jones
Affiant

Subscribed and sworn to before me, this the 25 day of August, 1976.

COMMISSION EXPIRES: 8-13-80 NOTARY PUBLIC: Dorothy A. Wilson

NOTARY PUBLIC AT LARGE

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 taxes for 1976, which are being prorated and paid by Grantor, and except as set out above, a Declaration of Covenants, Conditions, and Restrictions as of record in Book 4754, Page 455; the First Supplemental Declaration of Covenants, Conditions, and Restrictions as of record in Book 4819, Page 564; Second Supplementary Declaration of Covenants, Conditions, and Restrictions, of record in Book 4916, Page 277; and Third Supplementary Declaration of Covenants, Conditions, and Restrictions of record in Book 5019, Page 942, all in the Register's Office for Davidson County, Tennessee; and owners' certificate, easement for roadways and utilities, all as shown on a plat of record in Book 4955, Page 5, Register's Office for Davidson County, Tennessee.

It further binds itself and its representatives to warrant and forever defend the title to said real estate to said Christopher R. Jones and wife, Linda S. Jones, their heirs and assigns, against the lawful claims of all persons.

Executed this 25th day of August, 1976.

SHERIDAN CONSTRUCTION COMPANY

By: Gerald E. Sheridan
Gerald E. Sheridan, President

GRANTOR

Christopher R. Jones

Linda S. Jones

GRANTEE(S)

STATE OF TENNESSEE )

COUNTY OF DAVIDSON )

Before me, Annie George, a Notary Public in and for the State and County aforesaid, personally appeared Gerald E. Sheridan, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the President of Sheridan Construction Company, 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 himself as such President.

Witness my hand and official seal at office in Nashville, Tennessee, this 25 day of August, 1976.

NOTARY PUBLIC: Annie George

COMMISSION EXPIRES:

STATE OF TENNESSEE )

COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher R. Jones and wife, Linda S. Jones, the within-named 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 25 day of August, 1976.

COMMISSION EXPIRES: 8-13-80 NOTARY PUBLIC: Dorothy A. Wilson

D 6 5 0 7 0

IDENTIF. REFERENCE

AUG 26 2 06 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG26% CONV 64,500.00
AUG26% S'TAX B* 167.70
AUG26% PR'FEE B* .50
AUG26% W'DEED B* 8.00 * 176.20

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NOTES:

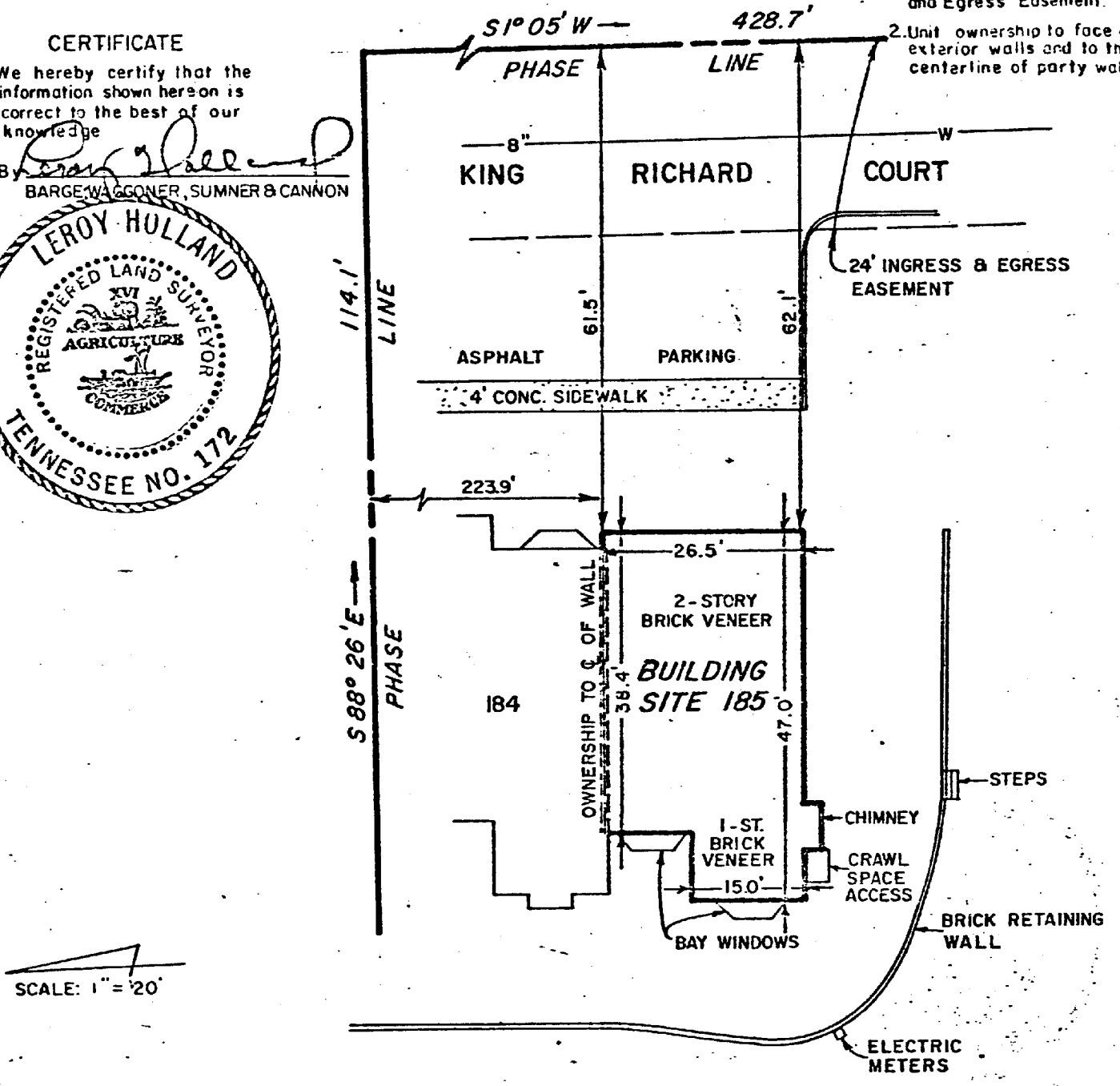
1. See record plat for Ingress and Egress Easement.
2. Unit ownership to face of exterior walls and to the centerline of party wall.

CERTIFICATE

We hereby certify that the information shown hereon is correct to the best of our knowledge

By _____
BARGE, WAGGONER, SUMNER & CANNON

LEROY HULLAND
REGISTERED LAND SURVEYOR
XVI
AGRICULTURE
COMMERCE
TENNESSEE NO. 172




SCALE: 1" = 20'

# CHRISTOPHER R. JONES

| RECORD OF PRINTS | | | REVISIONS | | |
|---|---|---|---|---|---|
| NO. | DATE | FOR | NO. | DATE | ITEM |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |

MORTGAGE SURVEY
BUILDING SITE 185
SECTION FOUR, BOOK 4955, PAGE 5, R.O.D.C
ARDEN PLACE
4400 BELMONT PARK TERRACE
NASHVILLE, DAVIDSON COUNTY, TENNESSEE

| DRAWN BY | DATE | FILE NO |
|---|---|---|
| J.M.D. | 7/29/76 | 4701-12 |
| CHECKED BY | FIELD DATA | DRWG NO. |
| L.H. | | |

SHEET ( ) OF SHEETS

BARGE WAGGONER SUMNER & CANNON
ENGINEERS — PLANNERS
NASHVILLE TENNESSEE MORRISTOWN

NASHVILLE BLUE PRINT CO.