BOOK 5140 PAGE 413

Foxhall Close
Planned Residential Development
Plat Book 4860, Page 46
Lots 2, 3, 5, 7, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 24, 26, 28, 30, 32, 34, 35

This document prepared by:
Jonathan Harwell
Harwell, Barr, Martin & Sloan
Home Federal Building
Nashville, Tennessee 37201

Address New Owner(s) as follows:

THW Corporation
Name
C/O A. Harrison Johnson
Butler, Tune & Entrekin
26th floor First American Center
Street Address

Nashville, Tennessee
City State Zip

Send Tax Bills to:

Fidelity Federal Savings
Name
And Loan Association
Fourth and Union
Street Address

Nashville, TN 37219
City State Zip

Map Parcel numbers

MAP 117-9-A
PAR 2,3,5,7,9,10,11 THRU 19, 21, 22, 24, 26, 28, 30 32, 34 & 35 M-P

WARRANTY DEED

For and in consideration of ten and no/100 ($10.00) dollars and other good and valuable consideration the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of and agreement by THW Corporation, grantee herein, to pay the principal balance now due plus future interest on a certain note dated August 16, 1974, in the original principal amount of $540,000.00, payable to the order of Fidelity Federal Savings & Loan Association, said note being secured by deed of trust executed by Foxhall Land Company to Vaden Lackey, Jr., Trustee of record in Book 4844, Page 831, Register's Office for Davidson County, Tennessee, Foxhall Land Company, grantor herein, has bargained and sold and by these presents does hereby transfer and convey unto THW Corporation, a Tennessee corporation, its successors and assigns, certain tracts or parcels of land located in the 7th Civil District of Davidson County, Tennessee, more particularly described as follows:

> Land lying in the 7th Civil District of Davidson County, Tennessee being lot Nos. 2, 3, 5, 7, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 21, 22, 24, 26, 28, 30, 32, 34 and 35 on the plan of Foxhall Close, a Planned Residential Development, of record in Book 4860, Page 46, Register's Office of Davidson County, Tennessee, to which plat reference is made for a more complete description of said lots.

Said lots being part of the same property conveyed to Foxhall Land Company by Warranty Deed from Parkes Armistead and wife, Katherine M. Armistead, dated August 16, 1974, and of record in Book 4844, Page 826, R. O. D. C.

The conveyance of this property is made where is, as is and subject to the following exceptions:

1. Subordination Agreement of record in Book ____, Page ____ R. O. D. C. by Fidelity Federal Savings and Loan Association to the rights and title to the Common Land vested in Lot owners other than Lots herein conveyed.

2. The Declaration of Restrictions of record in Book 4954, Page 586, Register's Office for Davidson County, Tennessee.

3. A right of access over and across the southwesterly part of the tract conveyed by Parkes Armistead and wife, Katherine M. Armistead, to Foxhall Land Company by Warranty Deed aforesaid of record in Book 4844, Page 827, R. O. D. C. such right of access being reserved in order to permit connection between the sewer line contained in a 20 foot sewer easement identified as Project 61-S-35 and of record in Book 3401, Page 545, R. O. D. C. and subject further to all the rights set forth by grantors in the aforesaid Warranty Deed.

4. A sewer easement of record in Book 3947, Page 20, R. O. D. C.

5. The plan for Foxhall Close, a Planned Residential Development Book 4860, Page 46 and all the noted exceptions thereon including U. S. Geological survey information and all easements for public utilities, parking and ingress and egress, set back and side yard requirements, fence requirements, and all other exceptions noted on said plan.

6. A deed of conveyance for water line from Foxhall Land Company to Metropolitan Government of record in Book 5016, Page 553, R. O. D. C. and a deed of conveyance for sewer main easement of record in Book 5016, Page 577, R. O. D. C.

7. The corporate charter and by-laws of Foxhall Close Cooperative Corporation.

8. 1977 taxes which are to be prorated as of the date of deed.

9. The terms and conditions of the Contract for Sale of Real Estate, dated April 9, 1977, between Foxhall Land Company and THW Corporation to which reference is here made and which is incorporated herein by reference as fully as though copied herein verbatim.

10. Quit Claim by Foxhall Land Company to Foxhall Close Cooperative Corporation of Common Lands within Foxhall Close of record in Book ____, Page ____ R. O. D. C.

To have and to hold said tracts with the improvements and appurtenances thereto belonging to the said THW Corporation, its successors and assigns forever. Grantor covenants with the said THW Corporation that it is lawfully seized and possessed of said land and has a good right to convey same and that same is unencumbered except as herein noted.

Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said grantee herein, its representatives and assigns against the lawful claims of all persons, subject to the exceptions noted, this 26 day of April, 1977.

E0079

IDENTIF. REFERENCE

APR 26 3 58 PM '77

REGISTER DAVIDSON COUNTY, TENN.

FOXHALL LAND COMPANY

By C. Wesley Goyer, Jr.
C. Wesley Goyer, Jr.
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Virginia Phillips a Notary Public within and for the State and County aforesaid, personally appeared C. Wesley Goyer, Jr. with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of Foxhall Land Company, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation hereto.

Witness my hand and official seal at Nashville, Tennessee this 26 day of April, 1977.

NOTARY PUBLIC · DAVIDSON CO., TENN. · VIRGINIA PHILLIPS

Virginia Phillips
Notary Public

My commission expires: 7-8-79

APR26F CONV * 384.500.00
APR26F S'TAX 509.70
APR26F PR'FEE .50
STATE OF TENNESSEE W'DEED 6.00 * 1,006.20
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $384,500.

Affiant

Sworn to and subscribed before me this 26 day of April, 1977.

NOTARY PUBLIC · DAVIDSON CO., TENN. · VIRGINIA PHILLIPS

Virginia Phillips
Notary Public

My commission expires: 7-8-79