This instrument prepared by: Ronald B. Buchanan, Attorney at Law, 223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

BOOK 5203 PAGE 949

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ARCHWOOD APARTMENTS (NAME)	(SAME) (NAME)	
608 No. Gallatin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tenn. 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------TEN AND 00/100----------

----------($10.00)----------*DOLLARS*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

SEP 30	CONV	90,000.00		
SEP 30	CONV	15,000.00		
SEP 30	S'TAX		* 273.00	
SEP 30	PR'FEE		* .50	
SEP 30	M'DEED		* 8.00	* 281.50

JAMES T. CONRAD AND WIFE, MARJORIE R. CONRAD; and ROY W. SMITH AND WIFE, JEWEL G. SMITH, hereinafter referred to as Grantors,

have bargained and sold, and by these presents do transfer and convey unto the said ARCHWOOD APARTMENTS, a Limited Partnership, hereinafter referred to as Grantee, its successors, *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 11th Civil District of Davidson County, Tennessee, according to an unrecorded survey of Lewis R. Mefford, Jr., Surveyor Lic. No. 5076, dated June 9, 1977, and being Lot No. 6 on the Plan of John W. Anderson Subdivision of the Re-Subdivision of Lot 4 on the Map of the Survey of Anderson Tract, which Plan is of record in Book 1835, page 34, Register's Office for said County, and part of Lot 5 on the Map of the Survey of Anderson Tract, which Map is of record in Book 1130, page 37, said Register's Office, and according to said survey being more particularly described as follows:
Beginning at an iron pin, said iron pin being North 03 degrees 02 minutes 55 seconds East, 110.18 feet from a concrete monument in the North right-of-way of State Route No. 45, also being in the East right-of-way of Archwood Drive; thence North 03 degrees 02 minutes 55 seconds East, with the East right-of-way of Archwood Drive, 115.00 feet to an iron pin in same; thence North 86 degrees 17 minutes 40 seconds East, 435.00 feet to an iron pin, the Southeast corner of Parcel No. 181, Map No. 43-11; thence North 04 degrees 16 minutes 25 seconds East, passing the East corners of Parcel Nos. 181, 182, 183, 184, 185, 587.30 feet to an iron pin; the Northeast corner of Parcel No. 185 and in the South right-of-way of DuPont Avenue; thence South 86 degrees 02 minutes 45 seconds East, with the South right-of-way of DuPont Avenue, 434.3 feet to an iron pin in same; thence South 04 degrees 16 minutes 25 seconds West, with the West boundary line of Parcel No. 186, Map No. 43-11, 759.79 feet to an iron pin, the Southwest corner of Parcel No. 186 and in the North right-of-way of State Route No. 45; thence North 85 degrees 22 minutes 54

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 105,000.00

Subscribed and sworn to before me, this the 30th day of September 19 77.

My commission expires: June 23, 1981 (Affix Seal)

Notary Public

seconds West, with the North right-of-way of State Route No. 45, 430.46 feet to a concrete monument in same; thence North 02 degrees 45 minutes 53 seconds East, 52.52 feet to an iron pin, the Northeast corner of Parcel No. 179, Map No. 43-11; thence North 86 degrees 17 minutes 40 seconds West, with the North line of Parcel No. 179, 435.00 feet to an iron pin; the point of beginning, containing 8.69 acres, more or less.

Said Lot No. 6 on the Plan of John W. Anderson Subdivision of the Re-Subdivision of Lot 4 on the Map of the Survey of Anderson Tract being the same property conveyed to James R. Conrad and wife, Majorie Conrad, by deed from O. B. Buford, et ux, of record in Book 4074, page 919, Register's Office for Davidson County, Tennessee; and said Lot 5 on the Map of the Survey of Anderson Tract being part of the same property conveyed to James T. Conrad and wife, Margorie R. Conrad, and Roy W. Smith and wife, Jewel G. Smith, by deed from Nolen L. Hire, et ux, of record in Book 3642, page 530, Register's Office for Davidson County, Tennessee.

James T. Conrad and James R. Conrad are one and the same person. Majorie Conrad, Magorie R. Conrad, and Marjorie R. Conrad are one and the same person.

E 28865.

IDENTIF. REFERENCE

SEP 30 11 08 AM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

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, *heirs and assigns, forever.*

And we *do covenant with the said* grantee *that* we are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as appears of record.

And we *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* grantee, its successors *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 29th *day of* September, *19*77, *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. Conrad
Marjorie R. Conrad
Roy W. Smitt
Jewell G. Smitt

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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, the within named JAMES T. CONRAD AND WIFE, MARJORIE R. CONRAD; and ROY W. SMITH AND WIFE, JEWEL G. SMITH

the 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 ..... Tennessee, this 29th day of September, 19 77.

Hugh Howell, Notary Public.

Commission Expires June 23 1981

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that ..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ....., this ..... day of ....., 19 .....

....., Notary Public.

Commission Expires .....

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 .....

WARRANTY DEED

FROM

TO

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

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