This Form furnished by Attorneys Title Company, Inc.

BOOK 5317 PAGE 117

Form No. WD-2

FROM

Leo J. Bolster and wife,

Irma J. Bolster

TO

A. A. Rose and

M. J. Rose

For draftsman's use

THIS INSTRUMENT PREPARED BY:

GRACEY, MADDIN, COWAN & BIRD
500 Court Square Building
300 James Robertson Parkway
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A. A. Rose & M. J. Rose (NAME)	SAME (NAME)	116-8-A-5
5 Valley Forge (STREET ADDRESS OR ROUTE NUMBER)	1223 Nichol Lane (STREET ADDRESS)	
Nashville, Tn. 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

F 79339

IDENTIF. REFERENCE

JUL 27 3 52 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 28,000.00 A. A. Rose
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 1978.

J. C. [illegible]
Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100 ($10.00) ---------- DOLLARS

Cash in hand paid by A. A. Rose and M. J. Rose, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, Leo J. Bolster and wife, Irma J. Bolster,

have bargained and sold, and by these presents do transfer and convey unto the said A. A. Rose, a two-thirds (2/3) undivided interest, and M. J. Rose, a one-third (1/3) undivided interest, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain building site being Lot No. 5, as shown on the Plan of Sugartree, Phase I, which is of record in Book 4675, Page 141, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Leo J. Bolster and wife, Irma J. Bolster by deed from Sugartree Properties, Inc., of record in Book 5138, Page 742, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Declaration of Covenants, Conditions and Restrictions for Sugartree, of record in Book 4857, Page 157, as supplemented and amended by instruments of record in Book 4874, Page 463, Book 4911, Page 356, Book 4996, Page 126, Book 5003, Page 688, Book 5087, Page 220, and Book 5152, Page 401, said Register's Office, and by setback lines, easements, limitations and conditions as shown on the said Plan of record.

JUL 27 78	CONV	28,000.00			
JUL 27 78	S'TAX		B*	72.80	
JUL 27 78	PR'FEE		B*	.50	
JUL 27 78	W'DEED		B*	4.00	* 77.30

WD-2

This is unimproved (XX) improved ( ) property, known as 5 Valley Forge, Nashville, Tennessee 37205
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said A. A. Rose and M. J. Rose, their heirs and assigns, forever.

And we do covenant with the said A. A. Rose and M. J. Rose 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 for Metropolitan taxes for 1978 which have been pro-rated between the parties and payment to be assumed by Grantees.

And we, Leo J. Bolster and wife, Irma J. Bolster do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said A. A. Rose and M. J. Rose, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 22nd day of July, 19 78.

Leo J. Bolster

Irma J. Bolster

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ }

Personally appeared before me, [illegible] a Notary Public in and for said County and State, the within named Leo J. Bolster and wife, Irma J. Bolster 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 [illegible], Tennessee, this 22nd day of July, 19 78.

[illegible], Notary Public.

My Commission Expires [illegible]

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 .....