BOOK 5318 PAGE 708

THIS INSTRUMENT PREPARED BY:
GRACEY, MADDIN, COWAN & BIRD
500 Court Square Building
300 James Robertson Parkway
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Arkovitz and wife,	Same	116-8-E99
Jo Ann D. (NAME: Arkovitz 99 Jamestown Park	(NAME: 332 White Bridge Road	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37205	(STREET ADDRESS) Nashville, Tennessee 37209	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

Cash in hand paid by Donald Arkovitz and wife, Jo Ann D. Arkovitz, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, Richard D. Bird, Trustee, with full power, etc.,

have bargained and sold, and by these presents do transfer and convey unto the said Donald Arkovitz and wife, Jo Ann D. Arkovitz, 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. 99, as shown on the Plan of Sugartree, Phase III, which is of record in Book 5050, Pages 67-71, Register's Office for Davidson County, Tennessee, to which specific reference is here made, and which is more particularly described as follows:

Beginning at the most southwest corner of Jamestown Park; thence N 05°-13'-32" E a distance of 25.00' to an iron pin; thence N 84°-46'-28" W a distance of 83.00' to an iron pin; thence S 05°-13'-32" W a distance of 131.00' to an iron pin; thence S 84°-46'-28" E a distance of 38.00' to an iron pin, said pin being in the most westerly margin of the Access and Public Utility Easement; thence N 05°-13'-32" E a distance of 35.00' to an iron pin; thence S 84°-46'-28" E a distance of 35.00' along the most northern margin of the Access and Public Utility Easement to an iron pin; thence S 05°-13'-32" W a distance of 11.00' to an iron pin, said pin being the p.c. of a curve having a radius of 10.00'; thence following the curve to the left a distance of 15.71' to the P.T.; thence S 84°-46'-28" E a distance of 17.50' to an iron pin, said pin being in the northerly margin of the Access and Public Utility Easement; thence N 05°-13'-32" E a distance of 92.00' to an iron pin; thence N 84°-46'-28" W a distance of 17.50' to an iron pin, said pin the point of beginning of the herein described property.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 41,750.00

Affiant

Subscribed and sworn to before me, this the 31st day of July, 19 78.

Notary Public

My commission expires: 9-23-78
(Affix Seal)

Together with appurtenant, non-exclusive interest in the common and limited common areas as shown on said Plan and as provided in the Declaration of Covenants, Conditions and Restrictions referred to hereinbelow.

Being part of the same property conveyed to James I. Vance Berry, Trustee, by Deed from Woodmont Country Club of record in Book 4793, Page 189, Register's Office for Davidson County, Tennessee, Richard D. Bird, Trustee, having been appointed Successor Trustee in the place and stead of James I. Vance Berry, Trustee,by an instrument of record in Book5033, Page 190, said Register's Office.

This conveyance is made subject to the Declaration of Covenants, Conditions and Restrictions 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.

AUG-17 78	CONV	41,750.00			
AUG-17 78 S'TAX			B*	108.42	
AUG-17 78 PR'FEE			B*	.50	
AUG-17 78	W'DEED		B*	6.00	* 114.92

This is unimproved (XX) improved ( ) property, known as 99 Jamestown Park , Nashville, Tn. 37205
(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 Donald Arkovitz and wife, Jo Ann D. Arkovitz *their heirs and assigns, forever.*

And I *do covenant with the said* Donald Arkovitz and wife, Jo Ann D. Arkovitz *that* I am *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 I, Richard D. Bird, Trustee *do further covenant and bind* myself, my successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Donald Arkovitz and wife, Jo Ann D. Arkovitz, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 31st *day of* July, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard D. Bird, Trustee

Richard D. Bird, Trustee

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Eva Sue Parks, a Notary Public in and for said County and State, the within named Richard D. Bird, Trustee

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

Witness my hand and official seal at Nashville, Tennessee, this 31st day of July, 19 78.

Eva Sue Parks, Notary Public

Commission Expires 9-23-78

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 .

E8005

IDENTIF. REFERENCE

AUG 1 11 27 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.