This instrument prepared by: Stewart, Black, Ayers & Mathiesen, Attorneys, 223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

BOOK 5347 PAGE 489

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS E. STEWART, TRUSTEE	Lomas Mitchell	
(NAME:) 223 Madison Street	(NAME:)	
(STREET ADDRESS OR ROUTE NUMBER) Madison Tn. 37115	(STREET ADDRESS) Virginia Beach, Va.	6 DU 63925
(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,

OCT-6 78	CONV	*	.00	1,428,018.40
OCT-6 78	S'TAX		B*	3,712.80
OCT-6 78	PR'FEE		B*	.50
OCT-6 78	W'DEED		B*	6.00 * 3,719.30

S. F. COMPANY, INC. and
S. F. COMPANY, INC., D/B/A COUNTRYWOOD APARTMENTS, INC., hereinafter referred to as Grantor,

have bargained and sold, and by these presents do transfer and convey unto the said THOMAS E. STEWART, TRUSTEE, for the use and benefit of COUNTRYWOOD, LIMITED, a Tennessee Limited Partnership, with full power to transfer, sell lease or encumber, without joinder of beneficiary, his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

LAND in Davidson County, Tennessee, being Lot No. 56 on the Map showing McMurray Woods Addition, Section 2, of record in Book 4660, page 43, Register's Office for said County, described as follows: BEGINNING at a point in the easterly margin of Amalie Drive, said point being 1150.5 feet northerly from the right of way of the intersection of Old Hickory Boulevard and Amalie Drive; thence along the easterly margin of Amalie Drive, North 11° 44' E 142.82 feet to a point which is the beginning of a curve to the left having a radius of 612.48 feet; thence continuing northwardly along said curve and along the easterly margin of Amalie Drive, 208.23 feet to a point; thence continuing with the easterly margin of Amalie Drive, N 7° 45' W 64.70 feet to a point; thence continuing with the margin of proposed Amalie Drive, N 87° 04' E 2.72 feet to a point; thence continuing with the easterly margin of proposed Amalie Drive, and along a curve to the right having a radius of 768.86 feet, a distance of 60.70 feet to a point; thence continuing with the easterly margin of proposed Amalie Drive, N 1° 35' E 603.59 feet to a point; thence leaving said margin of said Drive, South 88° 55' E 645.95 feet to a point; thence S 4° 13' W 543.17 feet to a point; thence S 7° 25' W 89.45 feet to a point; thence S 5° 15' W 238.97 feet to a point; thence S 3° 48' W 175.89 feet to a point; thence S 0° 18' W 226.48 feet to a point; thence S 83° 09' W 443.39 feet to a point; thence S 86° 08' W 15.73 feet to a point; thence N 3° 08' W 232.86 feet to a point; thence N 78° 17' W 140.12 feet to the point of beginning.

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1,428,018.40

Affiant

Subscribed and sworn to before me, this the 27 day of October 19 78

Notary Public

My commission expires: 3/15/81
(Affix Seal)

BEING the same property conveyed to S. F. Company, Inc., d/b/a Countrywood Apartments, Inc., by deed from Murff Development Company of record in Book 4773, page 577, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to deed of trust of record in Book 4913, page 228, said Register's Office; Assignment of Leases of record in Book 4913, page 237, said Register's Office; Financing Statement of record in Book 4913, page 247, said Register's Office; Easements and all other matters as shown on Plan of record in Plat Book 4460, page 43, said Register's Office; Agreement for Dedication of Easement for access road and appurtenances of record in Book 5046, page 47, Register's Office for said County; and Lease Agreement between Countrywood Apartments and Home Coin Laundries of record in Book 4940, page 554, said Register's Office.

S. F. Company, Inc. and S. F. Company, Inc., d/b/a Countrywood Apartments, Inc., are one and the same corporation.

Rush Form

E92907

IDENTIF. REFERENCE

OCT 6 11 17 AM '78

FELIX [illegible] 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, his *heirs and assigns, forever.*

And it *do covenant with the said* Grantee *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And it *do further covenant and bind* itself, its successors, *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantee, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 2nd *day of* October, *19*78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

S. F. COMPANY, INC.
D/B/A COUNTRYWOOD APARTMENTS, INC.

By: Ronald M. Frederick
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

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, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Ronald M. Frederick, *with whom I am personally acquainted, and who, upon oath, acknowledged* himself *to be* President *of the* S. F. COMPANY, INC. D/B/A COUNTRYWOOD APARTMENTS, INC., *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President.

Witness my hand and seal, at office in Madison, *this* 10 *day of* October, 19 78.

Carolyn F. McKinney
Notary Public

Commission Expires 3/15/81

CAROLYN F. MAHONEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE