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STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

MAP 115-15- Parcel 94
FIELD BOOK NO. 08DZ-71965

The actual consideration or value, whichever is greater, for this transfer is $25,000.00.

Thomas A. Loperfido
Affiant

Subscribed and sworn to before me this the 2nd day of June, 1981.

Virginia P. Harp
Notary Public

My Commission Expires:
January 22, 1984

THIS INSTRUMENT PREPARED BY:
FOLEY & WEISS, Attorneys, 1208 Fidelity Federal Building, Nashville, TN, 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
THOMAS A. LOPERFIDO & JOYCE E. LOPERFIDO	"OWNER" THOMAS A. LOPERFIDO
(Name)	(Name)
1739 Old Hillsboro Rd. North	1739 Old Hillsboro Rd. North
(Street Address)	(Street Address)
Franklin, TN 37064	Franklin, TN 37064
(City) (State) (Zip Code)	(City) (State) (Zip Code)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, we, JOHN D. WHALLEY and MARTIN CONSTRUCTION COMPANY, a Tennessee Corporation, partners in COTTONWOOD HOMES, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto THOMAS A. LOPERFIDO and wife, JOYCE E. LOPERFIDO, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in the Eighth Civil District of Davidson, County, Tennessee, described as follows, to-wit:

BEING Lot No. 1 on the Plan of a Resubdivision of Lot No. 30 of the Plan revision of Part of Section 1, West Meade Farms, Inc., as of record in Book 4715, page 64, Register's Office for said County.

Said Lot No. 1 fronts 241.00 feet on the southeasterly margin of Jocelyn Hollow Road and extends back 455.67 feet on the southwesterly line, which is a broken line, and 401.0 feet on the northeasterly line to a dead line in the rear, measuring 208.5 feet thereon.

Being the same property conveyed to Cottonwood Homes, a Partnership composed of John D. Whalley and Martin Construction Company by deed from Jerome Rosenblum and wife, Brenda G. Rosenblum, of record in Book 5436, page 234, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 1427, page 19, said Register's Office. The Plan of record in Book 4715, page 64, said Register's Office shows an Owner's Certificate, a 100-foot minimum building set-back line from Jocelyn Hollow Road; a 10-foot easement for public utility purposes along the easterly and rear lines, an area for building site and two areas for sewage soil assorption system.

This is unimproved property known as 411 Jocelyn Hollow Road, Nashville, Tennessee 37205

THIS CONVEYANCE IS FURTHER SUBJECT TO:

1. Taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tracts or parcels of land, together with appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever; and we, John D. Whalley and Martin Construction Company, do covenant with the said Grantee(s) 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 unless otherwise herein set out; and we do further covenant and bind ourselves, our successors and/or assigns to warrant and forever defend the title to the said land to the said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, John D. Whalley and Martin Construction Company have caused their respective names to be affixed hereto this the 2nd day of June, 1981.

MARTIN CONSTRUCTION COMPANY

By: Martin L. Zeitlin, President

JOHN D. WHALLEY

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 John D. Whalley, 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 2nd day of June, 1981.

My Commission Expires:
1-15-83

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Martin L. Zeitlin with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of Martin Construction Company, 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 the said Martin L. Zeitlin as such President.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of June, 1981.

My commission expires:
1-15-83

Notary Public

SHIRLEY ZEITLIN NOTARY PUBLIC DAVIDSON COUNTY TENN.

MAIL ENV. 64.5850

IDENTIF. REFERENCE

FILED JUN 12 9 37 AM '81

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			25000.00-	CO
			65.00	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 71.50-
			0734A06/12/81	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.4.5.8.5.0

T
IDENTIF. REFERENCE

JUN 12 9 37 AM '81

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 826838