"THIS INSTRUMENT PREPARED BY JOSEPH G. CUMMINGS, JR., ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

BOOK 5778 PAGE 572

WARRANTY DEED

Address New Owner as Follows:

Bruce Zeitlin Homes, Inc.
4312 Sunnybrook Drive
Nashville, Tennessee 37205

Send Tax Bills to: Same

Map-Parcel Nos.: 130-12 P/O Pars 26 & 27 JS

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, J. Greer Cummings, Jr., Trustee, with full power to sell, mortgage, transfer and convey without the joinder of any beneficiary (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto the said Bruce Zeitlin Homes, Inc., a Tennessee corporation (the "Grantee"), its successors and assigns, certain real estate in Davidson County, Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, its successors and assigns forever. Grantor covenants that he is lawfully seized and possessed of said real estate in fee simple, that he has a good right to convey it, and that the same is unencumbered, except as set forth in Exhibit A hereto.

Grantor further covenants and binds himself, his successors and representatives, to warrant and forever defend the title to said real estate to the said Grantee, its successors and assigns, against the lawful claims of all persons.

Grantor executes this instrument in his capacity as Trustee only, and not individually or otherwise.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 3rd day of August, 1981.

J. GREER CUMMINGS, JR., TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Teresa S. Truelove, a Notary Public in and for said County and State, the within named J. Greer Cummings, Jr., 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 3rd day of August, 1981.

TERESA S. TRUELOVE NOTARY PUBLIC AT LARGE TENNESSEE

Teresa S. Truelove
NOTARY PUBLIC At Large, State of Texas

My Commission Expires: 4-9-83

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $135,714.29.

Affiant

Subscribed and sworn to before me, this the 3rd day of August, 1981.

TERESA S. TRUELOVE NOTARY PUBLIC AT LARGE TENNESSEE

Teresa S. Truelove
NOTARY PUBLIC At Large, State of TN.

My Commission Expires: 4-9-83

C

EXHIBIT A

BOOK 5778 PAGE 574

Being Lots Nos. 3 and 4 on the Plat of Charleston Place, of record in Book 5200, page 351, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete and accurate description.

Being part of the same property conveyed to J. Greer Cummings, Jr., Trustee, with full power to sell, mortgage, transfer and convey without the joinder of any beneficiary, by deed from Robert T. Terry and Madeline B. Terry, of record in Book 5686, page 961, Register's Office for Davidson County, Tennessee.

SUBJECT TO:

1. 1981 real property taxes, which have been prorated and assumed by the Grantee; and

2. Owner's Certificate, 30-foot minimum building setback line from Charleston Place Circle (as to both Lots Nos. 3 and 4) and 80-foot minimum building setback line from Harding Place (as to Lot No. 4), public utilities and drainage and common access easements, notes, and all other matters shown on the Plat aforesaid, of record in Book 5200, page 351, Register's Office for Davidson County, Tennessee.

538 08/04 362.32- CHECK

G 5 3 8 0 9

RUSH

IDENTIF. REFERENCE

AUG 4 2 45 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5778 PAGE 575

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
			135714.29- CO	
			352.82 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 362.32-	
			0538A08/04/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G5.38 09

T
IDENTIF. REFERENCE

AUG 4 2 45 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 836311