1096 08/07 44.20- CHECK

Prepared by W. L. Holloway
4249 N. Watkins
Memphis, TN. 38127

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kingsway Greens of America, Inc. (NAME)	Kingsway Greens of America Inc. (NAME)	Map No.43-15
102 Wychewood Cove (STREET ADDRESS OR ROUTE NUMBER)	4249 N. Watkins (STREET ADDRESS)	Parcel # 196
Madison, TN. 37115 (CITY) (STATE) (ZIP)	Memphis, TN. 38127 (CITY) (STATE) (ZIP)	

BOOK 5779 PAGE 893

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid by Kingsway Greens of America, Inc. hereinafter and other good and valuable considerations, including the assumption by Kingsway Greens of America, Inc. of the unpaid balance of a certain indebtedness secured by a Deed of Trust, of record in Book 5298, Page 404, Register's Office, Davidson County, Tennessee, and evidenced by an Installment Deed Note dated June 13, 1978 in the original principal amount of $6,147.40, being the same property heretofore conveyed to Virgil G. Richardson and wife Leila E. Richardson from Kingsway Greens of America, Inc. by Installment Deed, of record in Book 5304, Page 160, Register's Office, Davidson County, Tennessee, which unpaid balance the said Kingsway Greens of America, Inc. agrees to assume and promises to pay, Virgil G. Richardson and wife Leila E. Richardson,

have this day bargained and sold, and do hereby transfer and convey unto the said Kingsway Greens of America, Inc.

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Lot No. 96 in the Kingsway Green Subdivision in a plat of which is of record in Book 3842, page 227, Register's Office of Davidson County, Tennessee, and being a part of the same land conveyed to Kingsway Greens of America, Inc. by deed of record in Book 4212, page 838 and 839 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and covenants of record in Book 4280, page 68, Register's Office of Davidson County, Tennessee and all zoning ordinances or laws of any Governmental authority.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 14,517.40

Subscribed and sworn to before me, this the 3rd day of August 19 81

My commission expires 2/15/85 (Affix Seal)

BY: William L. Holloway Pres.
Affiant Kingsway Greens of America, Inc.
Notary Public

This is (unimproved (X)) (improved ( )) property, known as 102 Wychewood Cove (House Number) (Street) Madison, TN 37115 P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hands this 2nd *day of* August *19* 81 *... the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Kingsway Greens of America, Inc.
By: William L. Holloway
President

Virgil G. Richardson
Virgil G. Richardson
Leila E. Richardson
Leila E. Richardson

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Christopher R. Holloway, *a Notary Public in and for said County and State,* Virgil G. Richardson and Leila E. Richardson

the within named bargainor.S., 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 Madison, *Tennessee, this* 2nd *day of* August, *19* 81

Christopher R. Holloway *Notary Public* AT LARGE

Commission expires 2/18/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Christopher R. Holloway, *a Notary Public of the State and County aforesaid, personally appeared* William L. Holloway *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Kingsway Greens of America, 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, Tennessee, *this* 2nd *day of* August, *19* 81

Christopher R. Holloway *Notary Public* AT LARGE

Commission expires 2/18/85

WARRANTY DEED

FROM
Virgil G. Richardson & wife
Leila E. Richardson

TO
Kingsway Greens of America
Inc.

G 5.4.2 8 1

IDENTIF. REFERENCE

Aug 7 10 13 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

RETURN WARRANTY
DEED TO:
KINGSWAY GREENS
4249 N. WATKINS
MEMPHIS, TENN.
38127

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5779 PAGE 895

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
			14517.40- CO	
			37.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	44.20-
			1096A08/07/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 5.4.2 8 1

IDENTIF. REFERENCE

AUG 7 10 13 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 836843