FILE Box 37

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

BOOK 5787 PAGE 950

WARRANTY DEED

Address New Owners as Follows:

James Leininger, et ux.
528 Jasmin Drive
Nashville TN 37211

Send Tax Bills to: Same

Map-Parcel Nos.: 124 P/O Para 33 & 21 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, Belinda City, Inc., a Tennessee corporation (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto the said James Leininger and wife, Mikkie A. Leininger (the "Grantees"), their heirs and assigns, certain real estate in Davidson County, Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference.

This is (un)improved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, their heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, that it 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 itself, its successors and representatives, to warrant and forever defend the title to said real estate to the said Grantees, their heirs and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 17 day of August, 1981.

BELINDA CITY, INC.

By: [signature] Pres.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, Cristi H Barry, a Notary Public of the State and County aforesaid, personally appeared A.B. Johnson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of Belinda City, Inc., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 17 day of August, 1981.

Cristi H Barry
Notary Public

My Commission Expires:

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $15,500.00.

James Leininger
Affiant

Subscribed and sworn to before me, this the 26 day of August, 1981.

Cristi H Barry
Notary Public

My Commission Expires: 1-15-

EXHIBIT A

A tract or parcel of land located in the 4th Civil District of Davidson County, Tennessee, described according to, and being identified as Tract 2 on, an unrecorded survey by J. Bruce Rainey, Registered Land Surveyor, dated July 17, 1981 (Job No. 81-132), as follows:

> Beginning at an iron pin on the southerly margin of Pugh Road, said point of beginning being the Northeast corner of this tract and also being 290.0' West of the Northwest corner of the John Woodroof land of record in Deed Book 319, page 287, R.O.W.C., Tenn., and the original corner of the Belinda City Inc. property of which this is a part; thence leaving the margin of said Pugh Road S05°58'47"W 665.84' to an iron pin; thence N81°48'32"W 330.24' to an iron pin; thence N05°58'47"E 655.84' to an iron pin of the southerly margin of the aforesaid Pugh Road; thence with the southerly margin of said Road S83°32'39"E 330.00' to the point of beginning, containing 5.01 acres more or less.

Being a portion of the property conveyed to Belinda City, Inc. by deed from Robert Baltz, Jr., et al., of record in Book 5430, page 605, Register's Office for Davidson County, Tennessee, and in Deed Book 356, page 121, Register's Office for Wilson County, Tennessee.

SUBJECT TO:

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

2. Approved areas for overflow as shown on an unrecorded survey of Bruce Rainey & Associates dated July 8, 1981, as revised on July 15, 1981, including a notation that no cut, fill, driveway or water line installation shall be made in such approved areas and that such approved areas shall be left undisturbed in their natural condition; and

3. Easement for the flow of any creeks, branches, ponds, or waterways.

G 5 7 3 9 1
IDENTIF. REFERENCE
AUG 26 2 28 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 5787 PAGE 953

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
			15500.00- CO	
			40.30 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	49.80-
468	A	08/26/81	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65739 I:

IDENTIF. REFERENCE

AUG 26 2 28 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 840496