BOOK 6062 PAGE 801

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Richter and Tigert Builders, Inc. P. O. Box 120193 Nashville, Tennessee 37212	Same	104-2-382
This instrument prepared by: Boult, Cummings, Conners & Berry, 21st Floor, First American Center, Nashville, TN 37238		

File

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, George N. Spiva, Trustee ("Grantor") has bargained and sold, and hereby transfers and conveys to Richter and Tigert Builders, Inc. ("Grantee"), Grantee's successors and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to real estate taxes for the current year, which have been prorated between the parties.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, Grantee's successors and assigns, forever.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, Grantee's successors and assigns against the lawful claims of all persons.

Executed this 25th day of May, 1983.

G. N. Spiva, trustee

George N. Spiva, Trustee

H 49851

T
IDENTIF. REFERENCE

MAY 25 11 01 AM '83

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, John E Murdock III, a Notary Public in and for said County and State, the within named George N. Spiva, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of May, 1983.

John E Murdock III
Notary Public

My Commission Expires: 11-26-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

Affiant

Subscribed and sworn to before me this 25th day of May, 1983.

John E Murdock III
Notary Public
My Commission Expires: 6/2/85

jemrichtwd

EXHIBIT "A"

BOOK 6062 PAGE 803

Land in Davidson County, Tennessee, being Lot No. 2 on the Map of Henry George's Subdivision of part of Lot No. 56 of the Boyd Cockrill Spring Tract, of record in Book 161, page 171, Register's Office for said County.

Said Lot No. 2 fronts 50 feet on the easterly side of 30th Avenue South, formerly Parker Street, and runs back between parallel lines 128 feet, more or less, to an original west line of Lot No. 56.

Being the same property conveyed to George N. Spiva, Trustee, by deed from Dr. Jacek Hawiger and wife, Aleksandra Hawiger, of record in Book 5966, page 182, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6062 PAGE 804

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
			70000.00- CO	
			182.00 CO TX	
			.50 PRFEE	
			5.00 WDELD	
			CHECK 191.50-	
			0015A05/25/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4985 I

IDENTIF. REFERENCE

MAY 25 11 01 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 951422