WARRANTY DEED

This Instrument Prepared by:
Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

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ADDRESS OF NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP—PARCEL NUMBERS
Royal Crest Homes, Inc. (NAME)	Royal Crest Homes, Inc. (NAME)	Map-82-0
(STREET ADDRESS OR ROUTE NUMBER)	c/o Wayne Austin Route 11, 301 Foxwood Lane (STREET ADDRESS)	Parcel-196
(CITY) (STATE) (ZIP)	Franklin, TN 37064 (CITY) (STATE) (ZIP)	20w-17285

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ANNIE L. HOSSE, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROYAL CREST HOMES, INC.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 113 on the Plan of the Benedict Land Company's Subdivision of the Lindsley Tract, as of record in Book 332, Page 40, Register's Office for said county.

Said Lot No. 113 fronts 50 feet on the easterly side of Stockell Street or Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Annie L. Hosse by deed of record in Book 5533, Page 554, Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:
(a). Setback lines, owners certificate, easements and other encumbrances contained in the plan of Benedict Land Company's Subdivision of record in Book 332, Page 40, Register's Office of Davidson County, Tennessee.

H66246

IDENTIF. REFERENCE

AUG 10 1 16 PM '83

FELIX ... REGISTER DAVIDSON COUNTY, TN

RUSH

unimproved ( )
This is improved (X) property, known as 1107 Stockell Street, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES 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 heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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.

POSSESSION TO BE GIVEN date of deed plus thirty (30) days.

EXECUTED ON THIS THE 9 DAY OF August, 19 83.

Annie L. Hosse
ANNIE L. HOSSE

STATE OF TENNESSEE, WILSON COUNTY

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Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Annie L. Hosse

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Mt. Juliet, Tennessee, this 9th day of August, 19 83.

Commission Expires: 6-12-85

Marilyn Sutherland
Notary Public

STATE OF TENNESSEE, WILSON COUNTY

Before me, the undersigned authority of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of _____, the within name bargainor, a corporation, and that _____ as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

WITNESS my hand and seal, at office at in _____, Tennessee, this _____ day of _____, 19_____.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM

Annie L. Hosse

TO

Royal Crest Homes, In.

Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 10,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Wayne Clestin, President
Affiant

Subscribed and sworn to before me this the 9th day of August, 19 83

My Commission Expires: 6-12-85

Marilyn Sutherland
Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			10000.00- CO	
			26.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	32.50-
			8790A08/10/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 6 2 4 6

IDENTIF. REFERENCE

AUG 10 1 16 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 970336