STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $45,000.00

Subscribed and sworn to before me, this the 17th day of February 19 84

Affiant Edward Cordell Sept.

My commission expires: January 19, 1986 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc. BOOK 6241 PAGE 833
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
C.S.C. Const., Inc	SAME
40 11th Flour - 1st Tenn Center	STREET ADDRESS
Memphis, Tenn 37238	CITY STATE ZIP
CITY STATE ZIP	
MAP NO. 083-11	PARCEL NO. 176, 177, 178, 179, 180

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, MUTUAL MORTGAGE AND INSURANCE CORPORATION

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO C.S.C. Const., Inc.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, being Lot Numbers 2 through 6 inclusive, Section Five, Fortland Park of record in Plat Book 5200 at page 415, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Mutual Mortgage and Insurance Corporation by deed from Clark Gower and wife, Leona Sanders Gower of record in Book 2744 at page 149, Register's office for Davidson County, Tennessee.

SEE ADDENDUM A ATTACHED HERETO

10641 4

T IDENTIF. REFERENCE

MAR 5 8 48 AM '84

FELIX T. WILSON III REGISTER DAVIDSON COUNTY, TN

RUSH

THIS IS un IMPROVED PROPERTY KNOWN AS Lots 2, 3, 4, 5, & 6 Section Five, Fortland Park

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 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.

Witness my hand this 17th day of February 19 84

ALBERT W. JOHNSON, President
MUTUAL MORTGAGE AND INSURANCE CORPORATION

03/05 125.55 - CHECK

7214

State of Tennessee
County of _____

BOOK 6241 PAGE 834

On this _____ day of _____, 19_____ before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Burma Greene, a Notary Public, within and for the State and County aforesaid, personally appeared Albert W. Johnson, with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of MUTUAL MORTGAGE AND INSURANCE CORPORATION the within named bargainor, a corporation, and that he as such President, being authorized to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Albert W. Johnson, and attesting the same by the said Albert W. Johnson as such President.

Witness my hand and official seal at office at Nashville, Tennessee this the 17th day of February, 1984.

My commission expires 12-12-87

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE OF TENNESSEE

ADDENDUM A

This conveyance is subject to taxes for the year 1984 and subsequent years and easements of record as follows:

I. The Plat of record in Book 5200 at page 415 reveals the following:

A. TVA easements and minimum building setback lines from Riverside Drive as follows:

1) Lot 2: 67.1 feet; 2) Lot 3: 67.9 feet; 3) Lot 4: 68.8 feet; 4) Lot 5: 69.7 feet; 5) Lot 6: 70.6 feet.

B. a 20 foot public utility and drainage easement on all lots containing an 8 inch sewer line running along the westerly portion of TVA easement.

C. 2.5 foot x 30 foot anchor easements located as follows:

1) Lot 3 at the southeasterly lot corner; 2) Lots 4, 5, and 6 at the northeasterly and southeasterly lot corners.

D. a 10 foot public utility and drainage easement along the westerly lot lines on all alots.

E. a 10 foot public utility and drainage easement along the northerly lot line of Lot 3 and along the southerly lot line of Lot 2.

F. Easements or claims to easement for public utility and/or drainage purposes or any portion of the property lying within the bounds of a public right-of-way.

II. Restrictive covenants recorded simultaneously herewith.

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

RECEIVED OF _____

FOR _____ BOOK 6241 PAGE 836

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

45000.00- CAMT.
117.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 126.50-
7214403/05/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 6 4 1 4

IDENTIF. REFERENCE

MAR 5 8 48 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 17292