Address New Owner:	Send Tax Bills to:	Map/Parcel
Alan D. Adams 1012 B Clifton Lane Nashville, TN 37204	Same	Map 160-14A Par 16CO

WARRANTY DEED

FOR AND IN CONSIDERATION 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, CRAIG A. McELHANEY and wife, TAMMY McELHANEY, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said ALAN D. ADAMS, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, comprising a portion of Highland Courts, said project having been established as a Horizontal Property Regime by Master Deed and Declaration and By-Laws dated the 30th day of April, 1976, and recorded in the Register's Office for Davidson County, Tennessee, in Book 5024, Page 549, and said premises being more particularly described as follows:
Building Site 16 of said project as shown on the Plan of Highland Courts in Highlands of Brentwood, of record in Plat Book 4860, Page 101, Register's Office for Davidson County, Tennessee, described as follows:
Beginning at a point on the northern margin of Fox Ridge Drive, said point being common front corner with Lot No. 15; thence running along the common boundary with said Lot No. 15, a distance of 106.40 feet to a point, said point being a common corner with Lot No. 15 and Court D as of record on said Plat; thence running South 87 degrees 8" West, a distance of 122.37 feet to a point on the western margin of Oakes Drive; thence running in a southerly direction along the margin of said Oakes Drive, a distance of 120.23 feet to a point; thence continuing through said point and around a curve to the right with a radius of 25 feet, a distance of 40.33 feet to a point on Fox Ridge Drive; thence continuing through said point and along the margin of said Fox Ridge Drive, a distance of 78.93 feet to a point, said point being point of beginning.

Being the same property conveyed to Craig A. McElhaney and wife, Tammy McElhaney by deed from Connell E. Horn of record in Book 6214, Page 658, said Register's Office.

This conveyance is made subject to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, as amended, easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereinafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitation all conditions, covenants, restrictions, options, burdens, liens, assessments and other undertakings contained in Master Deed of record in Book 5024, Page 549, and the By-Laws of record in Book 5024, Page 557, a 32 foot minimum building setback line from Oakes Drive, a 30-foot minimum building setback line from Fox Ridge Drive and a 10 foot easement for public utility and drainage purposes along the western line os said lot and 15 foot along the northern line and a 2.5 x 30 foot utility anchor easement located on southwest corner of said lot, and 5 foot walkway

easement along southern and eastern lines of said lot and owner's certificate as shown on plan of record in Book 4860, Page 101, all in the RODC., Tenn.

This instrument is made subject to all applicable local government planning, building and zoning regulations.

This is improved property known as 5677 Oakes Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said ALAN D. ADAMS, his heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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 on this the 7th day of March, 1985.

Craig A. McElhaney
CRAIG A. McELHANEY

Tammy McElhaney
TAMMY McELHANEY

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

The actual consideration or value, whichever is greater, for this transfer is $ 20,000.00 .

Alan D. Adams
AFFIANT

Subscribed and sworn to before me on this the 7th day of March, 1985.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/7/88 .

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 6505 PAGE 772

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CRAIG. A. McELHANEY and wife, TAMMY McELHANEY, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 7th day of March, 1985.

Linda Tolsden
NOTARY PUBLIC

My commission expires: 4/17/88.

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
COLEMAN REAL ESTATE CLOSING SERVICE, INC.
9000 E. Church Street
Brentwood, TN 37027

03/07 01.50- CHECK
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IDENTIF. REFERENCE
MAR 7 11 28 AM '85
DAVIDSON COUNTY, TN
RUSH

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

RECEIVED OF _____

FOR _____

BOOK 6505 PAGE 773

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

20000.00- CAMT.
52.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 61.50-
662?A03/07/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 7 5 3 0

IDENTIF. REFERENCE

MAR 7 11 28 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 113869