BOOK 6512 PAGE 986

SEND TAX STATEMENTS TO:

FIRST FEDERAL SAVINGS BANK OF TENNESSEE
101 West Lincoln Street
Tullahoma, TN 37388

MAP 149-2-A PARCEL 44 Lo

New Owner:
Gale Andrew & Katherine Kay Harvey
Lot 4, Picadilly Square
Nashville, TN 372]7

This instrument prepared by:
PETERSEN, BUERGER & YOST, ATTORNEYS
306 Public Square, Franklin, TN

FOR AND IN CONSIDERATION OF THE SUM OF SIXTY SIX THOUSAND ($66,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, ERNEST L. CRAIG, have this day bargained and sold and do hereby transfer and convey unto Gale AndrewHARVEY and wife, KATHERINE KAY HARVEY, their heirs and assigns, the following described property:

The following lot or parcel of land, lying and being situated in the Second (2nd) Civil District of Davidson County, Tennessee:

Being Lot No. 4, Piccadilly Square, Phase I, as shown on Plat of record in Book 5200, page 720, 721 and 722, Register's Office for Davidson County, Tennessee, as follows:

Said Lot No. 4 fronts 65.00 feet on the southerly margin of Piccadilly Row and runs back between parallel lines, 125.00 feet on the easterly and westerly line, to a line in the rear measuring 65.00 feet thereon.

Being the same property conveyed to Ernest L. Craig by Quitclaim Deed of Jerry Butler and wife, Judith Butler, of record in Book 6512, page 984, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the saidGale AndrewHarvey and wife, Katherine Kay Harvey, their heirs and assigns, forever.

AND I COVENANT with the saidGale AndrewHarvey and wife, Katherine Kay Harvey, that I am lawfully seized and possessed of said land, in fee simple, have a good right to convey it and that it is unencumbered, except as follows:

(1) 1985 Metro taxes are a lien against the property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with grantor paying his prorata part thereof to grantees.

(2) Quitclaim Deed - Common Area, of record in Book 6236, page 680, said Register's Office.

(3) Declaration of Covenants and Restrictions of Piccadilly Square of record in Book 6236, page 683; as amended in Book 6295, page 506; Book 6295, page 520; Book 6295, page 534; Book 6300, page 409, rerecorded in Book 6306, page 833; Book 6496, page 100, Book 6496, page 107; and Book 6496, page 114, said Register's Office.

(4) Restrictive Covenants in Book 6236, page 730, said Register's Office.

(5) Declaration of Restrictive Covenants in Book 6355, page 322, said Register's Office.

(6) Articles of Incorporation of Piccadilly Square Homeowners Association of record in Book 6236, page 703; as amended in Book 6295, page 556; Book 6295, page 564; and Book 6300, page 423, said Register's Office.

(7) By-Laws of the Piccadilly Square Homeowners Association of record in Book 6236, page 708; as amended in Book 6295, page 572; Book 6295, page 580; Book 6295, page 588; and Book 6300, page 431, said Register's Office.

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(8) Information Brochure for Piccadilly Square Homeowners Association in Book 6236, page 726; as amended in Book 6295, page 596; Book 6295, page 602 and Book 6300, page 439, said Register's Office.

(9) The Plan of Piccadilly Square, Phase I, of record in Book 5200, page 720, said Register's Office, indicates the property is subject to the following: (a) 30 ft. minimum building setback line from Piccadilly Row; (b) 10 ft. utility and drainage easement along the rear boundary line; (c) 5 ft. x 25 ft. anchor easement located at the northwest corner of said lot; and (d) building envelope as set forth on said plat.

AND I FURTHER COVENANT and bind myself, my heirs and representatives, to warrant and forever defend the title to said property to the said Gale Andrew Harvey and wife, Katherine Kay Harvey, their heirs and assigns, against the lawful claims of all persons, whomsoever.

And I, Nadia Craig, wife of Ernest L. Craig, do hereby join in the provisions of this instrument for the purpose of transferring and quitclaiming unto the said Gale Andrew Harvey and wife, Katherine Kay Harvey, any and all right, title and interest that I might have in said property by reason of my marital status or otherwise.

Witness our hands, on this the 18th day of March, 1985.

I 90110 IDENTIF. REFERENCE MAR 19 9 48 AM 185 DAVIDSON COUNTY, TN

Ernest L. Craig
ERNEST L. CRAIG

Nadia Craig
NADIA CRAIG

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Ernest L. Craig and wife, Nadia Craig, the within named bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 18th day of March, 1985.

(SEAL)

Kenneth S. Victory
Notary Public

KENNETH S. VICTORY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires:

4-21-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $66,000.00.

Gale Andrew Harvey

Sworn to and subscribed to before me, on this the 18th day of March, 1985.

(SEAL)

Kenneth S. Victory
Notary Public

KENNETH S. VICTORY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 4-21-85

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
			66000.00-	CAMT.
			171.60	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 178.10-
			992 A03/19/85	BAL: .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 90110

IDENTIF. REFERENCE

MAR 19 8 48 AM 185

DAVIDSON COUNTY, TN

No. 117075