FORM NO. WD-1

Bot 10

BOOK 6531 PAGE 897

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,500.00

Patricia Spicer Carden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF April 85

Notary Public

MY COMMISSION EXPIRES My Commission Expires Oct 24, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY

236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Jerry M. Matthews et ux | City Federal Savings and Loan Assn. | 076-01-0 |
| (NAME) | (NAME) | |
| P. O. Box 17231 | 125 Belmont Drive | 118.00 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37217 | Somerset, NJ 08873 | |
| (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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, WE, Knight Construction Company, a Tennessee General Partnership composed of Stephen R. Josleyn and Gary Nelson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry M. Matthews and wife, Cheryl Erlene Matthews

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:

Land in Davidson County, Tennessee, being Lot No. 106B on the plan of Zone Lot Division Tulip Grove Woods, Phase I, of record in Book 6200, page 69, as amended in Book 6250, page 324, Register's Office for said County.

Said Lot No. 106B, which is a corner lot, fronts 69.43 feet on the southeasterly margin of Hidden Hills Drive and fronts 54.03 feet on the southwesterly margin of Debbie Drive, said frontages being joined by a curve having a length of 42.12 feet, and extends back 98.34 feet on the southeasterly line and 69.49 feet on the southwesterly line to a point of intersection.

Being part of the same property conveyed to Knight Construction Company, a Tennessee General Partnership composed of Stephen R. Josleyn and Gary Nelson by deed from Maurice W. Pinson, Trustee of record in Book 6185, page 561, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 6369, page 879, said Register's Office, and to the matters set forth in the above referenced plan of record.

CHECK
This is unimproved ( ) improved (XXX) property, known as 505 (House Number) Debbie Drive (Street) Hermitage, Tennessee (P. O. Address) 37076 (City or Town) (Postal Zip)

04/11 150.80-

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 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 5th day of April, 1985

Knight Construction Company

BY: Gary Nelson

Gary Nelson, General Partner

7328

GB/JP

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

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County of _____

Personally appeared before me, _____, a Notary Public of said county, _____

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this _____ day of _____, 19_____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____
NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

Knight Construction Company, a Tennessee General Partnership

TO

Jerry M. Matthews and wife, Cheryl Erlene Matthews

196022

IDENTIF. REFERENCE

APR 11 3 32 PM '85

REGISTER
DAVIDSON COUNTY, TN

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Gary Nelson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a General Partner of Knight Construction Company, a Tennessee General Partnership composed of Stephen R. Josleyn and Gary Nelson, the within named bargainor, a partnership, and that he as such Gernal Partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and seal, this 5th day of April, 1985 at Nashville, Tennessee.

_____
Notary Public

My commission expires: 7-18-87

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____ BOOK 6531 PAGE 899

FOR _____

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

55500.00- CAMT.
144.30 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 150.80-
7328A04/11/85 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

I 96022

IDENTIF. T REFERENCE

APR 11 3 32 PM '85

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

**No. 124284**