4232 File Box 38

WARRANTY DEED

BOOK 6670 PAGE 70

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, TN 37207

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MARTIN S. KOMISAR (NAME)	THE GILL COMPANIES (NAME)	Map 155-3A
8044 Regency Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 758 (STREET ADDRESS)	Parcel 19
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	San Antonio, Texas 78216 (CITY) (STATE) (ZIP)	FB# 9D-68557

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, ELMER R. CROSS and wife, THELMA N. CROSS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARTIN S. KOMISAR and wife, FRADA M. KOMISAR

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 36 on the Plan of Rolling River Estates, Section One, as of record in Plat Book 4860, page 27, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Elmer R. Cross and wife, Thelma N. Cross by deed from William Knox McCharen, Jr. and wife, Kathy S. McCharen of record in Book 6033, page 236, said Register's Office.

This conveyance is made subject to: (1) 1985 Taxes; (2) Restrictions of record in Book 4788, page 950, amended in Book 4871, page 640; (3) Covenants, conditions and restrictions in Book 4892, page 689; (4) Deed of Trust in Book 6033, page 239; and (5) All matters appearing on the Plan of record in Plat Book 4860, page 27, said Register's Office.

4 0 7.9 3

IDENTIFICATION REFERENCE

Oct 1 3 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved property, known as 7300 Rolling River Parkway, Nashville, Tennessee 37221

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 successors, 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 successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of September, 19 85

Elmer R. Cross
ELMER R. CROSS

Thelma N. Cross
THELMA N. CROSS

2131

STATE OF TENNESSEE

BOOK 667 PAGE 71

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELMER R. CROSS and wife, THELMA N. CROSS

the bargainor s, 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 30th day of September, 19 85

My commission expires 4-19-87 Notary Public Helen D. Scott

STATE OF TENNESSEE

COUNTY OF _____

Before me, the undersigned, a Notary Public 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 _____ self to be _____ of the _____, the within named 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 the said _____ as such _____.

Witness my hand and official seal, at _____

this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE)

COUNTY OF Williamson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,373.93

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME. THIS THE 30th DAY OF September, 19 85

MY COMMISSION EXPIRES: 4-19-87 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

ELMER R. CROSS and wife, THELMA N. CROSS

TO

MARTIN S. KOMISAR and wife, FRADA M. KOMISAR

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

File Box 38

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 6670 PAGE 72

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
			78373.93- CANT. 203.84 CSTAX .50 PRFEE 6.00 WDEED CHECK 210.34- 2231A10/01/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 0 7 9 3

IDENTIFICATION REFERENCE

OCT 1 3 16 PM '85
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 177813