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ROLLING MEADOWS TOWNHOMES
WARRANTY DEED

FROM: CORSON DEVELOPMENT, INC.

TO: PAUL A. SIMMONS AND WIFE,
DELORIS C. SIMMONS

THIS INSTRUMENT PREPARED BY:
A. Harrison Johnson, Jr.
Baker Worthington Crossley Stansberry & Woolf
Thirtieth Floor, L & C Tower
Nashville, Tennessee 37219

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Paul A. and Deloris C. Simmons (NAME) | Atlantic Coast Mtg. Co. (NAME) | 33-4-A 33 |
| 33 Rolling Meadows Drive (STREET ADDRESS OR ROUTE NUMBER) | 3975 University Drive, Suite 100/210 (STREET ADDRESS) | |
| Goodlettsville, Tennessee 37072 (CITY) (STATE) (P.O. ZIP) | Fairfax, Virginia 22030 (CITY) (STATE) (ZIP | |

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $86,500.

Subscribed and sworn to before me, this the 3rd day of February, 1986.

Paul A. Simmons
Affiant

My commission expires: 5-20-87 (Affix seal) Judy A. Dobbs
Notary Public

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) DOLLARS and other good and valuable considerations, cash in hand paid by PAUL A. SIMMONS AND WIFE, DELORIS C. SIMMONS, ["Grantees" herein], the receipt whereof is hereby acknowledged, the undersigned Grantor, CORSON DEVELOPMENT, INC., a Tennessee corporation, [the "Grantor" herein], has bargained and sold, and by these presents does transfer and convey unto the said Grantees, PAUL A. SIMMONS AND WIFE, DELORIS C. SIMMONS, their heirs and assigns, a certain interest in land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Unit No. 33 as shown on the Plat of Rolling Meadows, Section II, of record in Book 6250, Page 732, Register's Office for Davidson County, Tennessee, together with an undivided membership in Rolling Meadows Townhomes Association, all as described in Book 6593, Page 194, said Register's Office.
>
> Being part of the same property conveyed to Grantor of record in Deed Book 6338, Page 431, said Register's Office.

As part of the consideration for this transfer, Grantees agree to be bound by the terms, covenants, and restrictions set forth in the Declaration of Covenants, Conditions and Restrictions for Rolling Meadows Townhomes Association, of record in Book 6593, Page 194, and its attendant By-Laws, in said Register's Office.

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Further, this conveyance is given subject to:

1. 1986 taxes, which have been prorated and adjusted as of the date hereof.

2. The terms and conditions of the above Declaration and By-Laws, the above Plat, and any amendments thereto; easements and restrictions of record; and all matters of survey.

This is improved property, known as 33 Rolling Meadows Drive, Goodlettsville, Tennessee.

TO HAVE AND TO HOLD the said Unit and undivided interest with the appurtenances, estate, title and interest thereto belonging to the said PAUL A. SIMMONS AND WIFE, DELORIS C. SIMMONS, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that it is lawfully seized and possessed of said Unit and undivided interest in fee simple; has a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said Unit and undivided interest to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS the Grantor's signature this 3rd day of February, 1986.

7.37.19

IDENTIFICATION REFERENCE

FEB 4 9 02 AM '86

FELIX Z. PULSKI REGISTER
DAVIDSON COUNTY

CORSON DEVELOPMENT, INC.

By: William D. Hagewood

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared William D. Hagewood, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Secretary of CORSON DEVELOPMENT, INC., the within named bargainor, a Tennessee corporation, and that he as such officer, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as such officer.

WITNESS my hand and official seal, this 3rd day of February, 1986.

Ruby Pair
NOTARY PUBLIC

MY COMMISSION EXPIRES: July 18, 1987.

NOTARY PUBLIC DAVIDSON COUNTY

**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 |
|---|---|---|---|---|
| | | | | |

[illegible]

176[illegible]02/04/86 [illegible]

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

7.37.19

IDENTIFICATION REFERENCE

FEB 4 9 02 AM '86

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 216384