File Box 38 # 4459

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 6972 PAGE 888

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: MORTGAGEE	MAP PARCEL NUMBERS
LEO C. WALLIS (NAME)	CITY FEDERAL SAVINGS BANK (NAME)	Map 158-9-A
6319 Chickering Woods Drive (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	Parcel 22
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	FB# 7D-41103

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, THE ZEITLIN GROUP, a joint venture composed of Martin Construction Company and Jeffrey Construction Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LEO C. WALLIS and wife, LINDA G. WALLIS

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 Unit 11-A, together with the appurtenant interest in the common elements of Chickering Woods, a horizontal property regime established by Master Deed, of record in Book 6521, page 647, amended in Book 6912, page 132, Register's Office for Davidson County, Tennesese, said unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the *aforesaid Plan of Chickering Woods of record in Plat Book 6250, page 380, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to The Zeitlin Group, a joint venture composed of Martin Construction Company and Jeffrey Construction Company by deed from Tom A. Waltz, Jr. and wife, Nell F. Waltz of record in Book 6525, Page 620, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Master Deed of record in Book 6521, page 647, amended in Book 6912, page 132; (2) Easement of record in Book 6525, page 623; (3) License in Book 6627, page 262; (4) Charter in Book 6860, page 41; and (5) All matters appearing on the Plan of record in Plat Book 6250, page 380, said Register's Office.

*aforementioned Master Deed and being located on Lot No. 11 on the

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IDENTIFICATION REFERENCE

SEP 9 8 38 AM '86

FEE 2 REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 6319 Chickering Woods Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, 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 2nd day of September, 1986.

THE ZEITLIN GROUP, BY: JEFFREY CONSTRUCTION COMPANY

By: Jeffrey A. Zeitlin, President

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THE ZEITLIN GROUP

the bargainor ____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 2nd day of September 19 86.

My commission expires ____ Notary Public ____

~~STATE OF TENNESSEE~~
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JEFFREY A. ZEITLIN with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him self to be President of the JEFFREY CONSTRUCTION COMPANY, the within named bargainor, a corporation, and that as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said JEFFREY A. ZIETLIN as such President.

Witness my hand and official seal at Brentwood, Tennessee this 2nd day of September, 19 86.

Notary Public

Commission expires ____

STATE OF TENNESSEE:
COUNTY OF WILLIAMSON:

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JEFFREY A. ZEITLIN, 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 of the JEFFREY CONSTRUCTION COMPANY, a corporation and managing venturer of THE ZEITLIN GROUP, the within named bargainor, a joint venture, and that as such President being authorized so to do, executed the foregoin instrument for the purpose therein contained by signing the name of the corporation by the said JEFFREY A. ZEITLIN as such President.

Witness my hand and official seal at Brentwood, Tennessee, this 2nd day of September, 1986.

Notary Public

My Commission Expires: 5/13/89

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF September 1986

MY COMMISSION EXPIRES: 1/10/89
(AFFIX SEAL)

Notary Public

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WARRANTY DEED

FROM

THE ZEITLIN GROUP

TO

LEO C. WALLIS and wife, LINDA G. WALLIS

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

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

RECEIVED OF _____

FOR _____

BOOK 6972 PAGE 890

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			225900.00→ CAMT.	
			682.52 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	639.02→
9536A09/09/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39969

IDENTIFICATION REFERENCE

SEP 9 8 38 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 292407