file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Clyde E. Culp, III
6310 Chickering Woods Drive
Nashville, TN. 37215

MORTGAGEE:
First Federal Savings Bank of Tennessee
101 West Lincoln Street
Tullahoma, TN. 37388

MAP-PARCEL NUMBERS:
158-09-0-A-006
7D-41087

WARRANTY DEED BOOK 7071 PAGE 961

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, 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 Grantor, has bargained and sold, and by these presents does transfer and convey unto Clyde E. Culp, III and wife, Mary Ellen Culp hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit 3-B on the plan of Chickering Woods, of record in Book 6250, page 380, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to The Zeitlin Company, a joint venture composed of Martin Construction Company and Jeffrey Construction Company of record in Book 6525, page 620, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6521, page 647, as amended in Book 6912, page 132, said Register's Office.

7300 CERTIFIED REFERENCE Dec 17 10 36 AM '86

This is (un)improved property, known as 6310 Chickering Woods Drive, Nashville, TN. 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 15th day of December, 19 86.

The Zeitlin Group
By: Jeffrey Zeitlin
Jeffrey Zeitlin, President of Jeffrey Construction Company

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

_____

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

BOOK 7071 PAGE 962

Before me, the undersigned, of the State and County aforesaid, personally appeared Jeffrey 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 the President (or other officer authorized to execute the instrument) of the Jeffrey Construction Company, the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President. Witness my hand and official seal, at office in Nashville, Tennessee, this 15th day of December, 19 86.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov 1, 1987

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 227,000.00.

Clyde E. Culp
Affiant

Subscribed and sworn to before me, this the 15th day of December, 1986.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov 1, 1987

WARRANTY DEED

from:

The Zeitlin Group, a joint venture composed of Martin Construction Company and Jeffrey Construction Company

to:

Clyde E. Culp, III and wife, Mary Ellen Culp

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-26050

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

RECEIVED OF _____

FOR _____

BOOK 7071 PAGE 963

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

2070 . . 0- CASH
635.00 STAX
.50 PRFEE
6.00 MDETD
CHECK 642.10-
8049A12/17/86 DAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7380 4

IDENTIFT REFERENCE

Dec 17 10 36 AM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 23812