BOOK 7277 PAGE 55 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 1987.

Notary Public

MY COMMISSION EXPIRES: March 30, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Nella Schneider Hunt, Attorney, 222 Third Avenue, North - Nashville, Tennessee
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES.	MAP-PARCEL NUMBERS
CUMBERLAND HEIGHTS FOUNDATION (NAME)	CUMBERLAND HEIGHTS FOUNDATION (NAME)	155-8C-69
P. O. Box 90727 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 90727 (STREET ADDRESS)	155-8C-73
Nashville, Tennessee 37209 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	155-8C-241

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, CECIL D. BRANSTETTER AND WIFE, CHARLOTTE C. BRANSTETTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CUMBERLAND HEIGHTS FOUNDATION, INC.

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 Nos. 69, 73 and 241 on the Plan of Poplar Creek Estates, Phase II, of record in Book 6900, pages 339-347, Register's Office for said County, to which plan reference is here made for a more particular description.

Being part of the same property conveyed to Cecil D. Branstetter, by deed from Maurice Karr, Trustee, Maurice Karr and wife, Joy R. Karr, of record in Book 4611, page 993, said Register's Office, and being part of the same property conveyed to Cecil D. Branstetter and wife, Charlotte C. Branstetter, by deed from L. C. Horn, unmarried, of record in Book 3430, page 97, and by deed from Annie Mai Claxton, of record in Book 3611, page 233, Register's Office for Davidson County, Tennessee, and part of the property conveyed to Cecil D. Branstetter, by deed from Frank Claxton, Herman T. Claxton, and Jamie D. Claxton, of record in Book 4745, page 599, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

(See attached marked Exhibit "A")

RUSH

RECEIVED FOR RECORD
JUN 24 1987 at 1:24 PM
TENNESSEE REGISTER'S OFFICE

3947

This is unimproved (X) improved ( ) property, known as Lots Nos. 69, 73 & 241 in Poplar Creek Estates, Phase II
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 our hand s this 24th day of June 19 87

CECIL D. BRANSTETTER

CHARLOTTE C. BRANSTETTER

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cecil D. Branstetter and wife, Charlotte C. Branstetter

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 Nashville, Tennessee, this 24th day of June, 19 87.

Commission Expires 6-7-88 Alice Faye Sullivan Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

CECIL D. BRANSTETTER AND WIFE

CHARLOTTE C. BRANSTETTER

TO

CUMBERLAND HEIGHTS FOUNDATION, INC.

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

EXHIBIT"A"

1. Restrictive Covenants contained in instrument of record in Book 6474, page 346; Book 6474, page 350; Book 6474, page 354; amended in Booki 6486, page 587; Book 6486, page 588; Book 6486, page 589, and Book 6987, page 966, Register's Office for Davidson County, Tennessee., and further amended in Book 7270, page 648, RODC, TN.

2. Restrictions contained in the deed from Morris A. Webb and wife, Eddie M. Webb, to Poplar Creek Development Co., of record in Book 5349, page 921, Register's Office for Davidson County, Tennessee.

3. Declaration of Covenants, Conditions and Restrictions, including but not limited to liens for assessment, of record in Book 6662, page 433, Register's Office for Davidson County, Tennessee.

4. Storm Water Detention Agreement of record in Book 7099, page 299, Register's Office for Davidson County, Tennessee.

5. The Plan of record in Book 6900, pages 339 - 347, said Register's Office, shows an Owner's Certificate, certain building limits, certain notes and requirements, to which plat specific reference is here made,

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

RECEIVED OF _____

FOR BOOK 7277 PAGE 58

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

1500 .00- CA 11.
32[illegible].00 CTAX
.50 P[illegible]
9.00 W[illegible]
CHECK 341.50-
276IA06/24/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

394711

IDENTIFICATION REFERENCE

JUN 24 [illegible] 87

[illegible]
DAVIDSON COUNTY, TN

No. 96980