File Box 8/61

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Howard M. Kastrinsky
1512 Daventry Court
Nashville, TN 37221

MORTGAGEE:
Biltmore Mortgage Company

8601 Six Forks Road
Raleigh, NC 27615

MAP-PARCEL NUMBERS:
MAP 142-16
PARCEL A94C0
9D-79886

WARRANTY DEED

BOOK 7381 PAGE 174

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, Zaring National Corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Howard M. Kastrinsky and wife, Marjorie M. Kastrinsky 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:

LAND in Davidson County, Tennessee, being Lot No. 94 on the plan of Phase Three of Devon Park, of record in Book 6900, page 52, Register's Office for said County.

SAID Lot No. 94 fronts 87.26 feet on the broken, northeasterly margin of Daventry Court and extends back 121.43 feet on the southeasterly line and 130.0 feet on the northwesterly line to a dead line in the rear, measuring 85.0 feet thereon.

Being a portion of the same property conveyed to Zaring National Corporation by deed from STM Devon Park Partnership of record in Book 7374, page 411, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6176, page 7 as amended in Book 6541, page 542 and made applicable in Book 6967, page 156, said Register's Office, and to the matters set forth in the above referenced plan of record.

7504 9 IDENTIFICATION REFERENCE
OCT 19 9 57 AM '87
DAVIDSON COUNTY, TN

This is (xx)improved property, known as 1512 Daventry Court, Nashville, TN 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 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 October, 1987.

Zaring National Corporation
By: Timothy Miele, President

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.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, of the State and County aforesaid, personally appeared Timothy Miele, 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 Zaring National Corporation, 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 October, 19 87.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 210,000.00.

Affiant

Subscribed and sworn to before me, this the 15th day of October, 1987.

My Commission Expires: 10-24-88

Notary Public

WARRANTY DEED

from:
Zaring National Corporation

to:
Howard M. Kastrinsky and wife,
Marjorie M. Kastrinsky

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

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

RECEIVED OF _____

FOR _____

BOOK 7381 PAGE 176

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

210000.00- CAMT.
588.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 594.50-
3900A10/19/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.5.0.4.9

IDENTIFICATION REFERENCE

Oct 19 9 57 AM '87

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 27317