BOOK 7539 PAGE 516

FORM No. WD-1

FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF April, 1988

Notary Public

MY COMMISSION EXPIRES: 5th Sept 1991

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

| NAME | ADDRESS | |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
| ~~Timothy B. Osborne~~ (NAME) | ~~The Lomas & Nettleton Company~~ (NAME) | MAP 149-1-B |
| 4633 Billingsgate Road | 2001 Bryan Tower | PARCEL 13 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Antioch, TN 37013 | Dallas, Texas 75201 | 2D-76057 |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, Wellington Enterprises, Ltd.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy B. Osborne and wife, Mary R. Osborne

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.

Being Lot No. 324, Phase III of the Plan of Piccadilly Square of record in Plat Book 6250, Pages 892, 893 and 894, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Wellington Enterprises, Ltd. by Installment Deed from Randall Phillips Builders, Inc., a Tennessee Corporation of record in Book 6074, Page 955, Register's Office for said County.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6236, Page 683, Book 6295, Page 506, Book 6295, Page 520, Book 6295, Page 534, Book 6300, Page 409, Book 6306, Page 833, Book 6496, Page 100, Book 6496, Page 107, Book 6496, Page 114, Book 6518, Page 184, and Book 6518, Page 190 Register's Office for said County.

28948

IDENTIFICATION REFERENCE

MAY 10 8 50 AM '88

FILED & RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN

This is unimproved ( ) / improved (XX) property, known as 4633 Billingsgate Road, Antioch, TN 37013
(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 my hand this 29th day of April, 19 88

Wellington Enterprises, Ltd.
By:
Vincent J. Wesnofski, Jr., President

STATE OF TENNESSEE
COUNTY OF

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Vincent J. Wesnofski, Jr. a~~XXX~~ with whom I am personally acquainted and who upon (~~their several oaths~~) his oath acknowledged (~~themselves~~) himself to be the President and~~XXX~~ ~~respectively~~ Wellington Enterprises, Ltd. the within named bargainor, and corporation, and that (he) (~~they~~) as such President a~~XXX~~ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Vincent J. Wesnofski, Jr. as such President, ~~and acknowledged the same to be the act~~ as such _____

Witness my hand and official seal at office at Nashville on this the 29th day of April 19 88

My commission expires 5-8-91

Notary Public

5259 35/10 0101 03DHECK 21.50

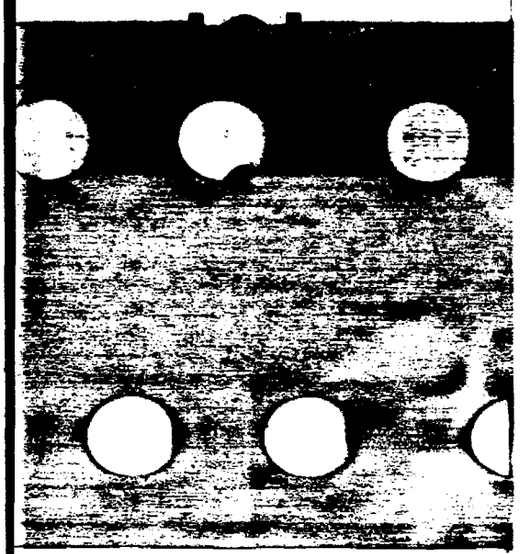
WARRANTY DEED

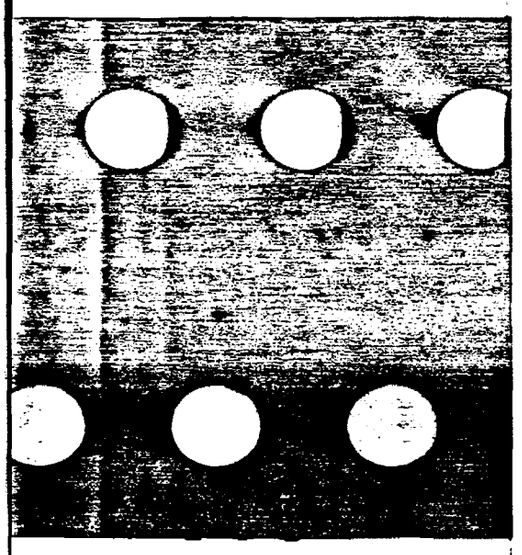
FROM
Wellington Enterprises, Ltd.

TO
Timothy B. Osborne and wife, Mary R. Osborne

RETURN TO:
CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY - AT - LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214





**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 TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 75000.00
CON TX 210.00
PRFEE 0.50
MISC 6.00
TOTAL 216.50
CHECK 216.50
05/10/88 01 08:50 0001 STEP

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28948

IDENTIFICATION REFERENCE

MAY 10 8 50 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

**No.** 89494