Box 21

THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

Box 21

WARRANTY DEED

BOOK 7595 PAGE 113

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Scruggs Homebuilders, Inc. (NAME)	Same (NAME)	Map 130-8E PARCEL 10
2401 Hillsboro Rd. St 307 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~ ----------$10.00---------- Dollars,

Cash in hand paid by Scruggs Homebuilders, Inc., a Tennessee corporation and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

PHP, Inc., a Tennessee Corportion have this day bargained and sold, and do hereby transfer and convey unto the said Scruggs Homebuilders, Inc., a Tennessee corporation the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Wellington Park, a residential planned unit development as of record in Book 6200, page 409, Register's Office for said County, to which reference is made for a more complete description of said lot.

Being part of the same property conveyed to PHP Corporation by deeds at Book 6437, page 268, and Book 6438, page 387, as corrected at Book 6795, page 420, and Book 6795, page 422, all said Register's Office. The said grantor having amended its charter to reflect a name change to PHP, Inc.

This conveyance is subject to conditions, covenants and restrictions and easements of record in Book 6691, page 695, and to the conditions set forth in the Charter of Wellington Park, Inc., a non-profit Homeowner's Association organized under the laws of the State of Tennessee and the By-Laws of said corporation, of record in Book 6691, page 724, said Register's Office, said conditions, covenants and restrictions contain an assessment for common charges; easement of record in Book 4306, page 299; plan of record in Book 6200, page 409; and 1988 taxes.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 70,000.00

Subscribed and sworn to before me this the 8th day of July 1988

Affiant

My commission expires 1-21-90 (Affix Seal)

Notary Public

unimproved (X)
This is improved ( ) property, known as Lot 10, Wellington Park (House Number) (Street) P O Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 8th day of July, 1988, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

PHP, Inc., a Tennessee Corportion (being one and the same as PHP Corporation)

By: Keith Laymon, Sec. Treasurer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

the within named bargainor _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), 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*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Keith Perryman, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* himself *to be* Secretary *of the* PHP, Inc., A Tennessee Corporation, *the within named bargainor, a corporation, and that* he *as such* Secretary, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* Secretary.

Witness my hand and seal, at office in Nashville Davidson County Tennessee, *this* 8th *day of* July, *19*88.

_____ *Notary Public*

Commission expires 1-21-90

47698

IDENTIFICATION REFERENCE

JUL 8 3 20 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

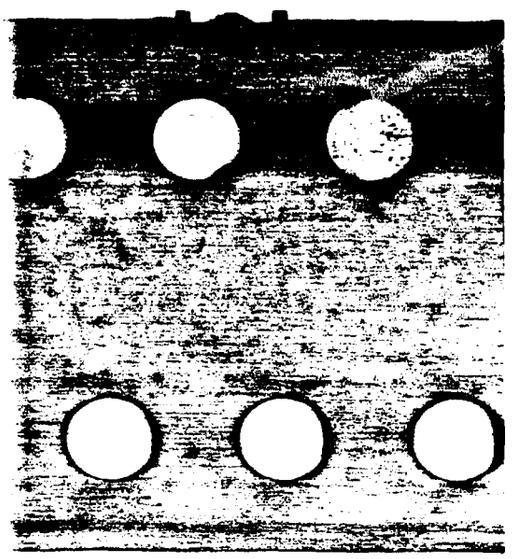
WARRANTY DEED

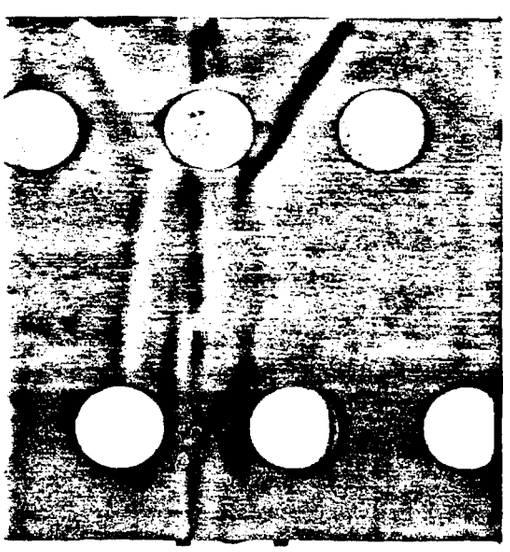
FROM
PHP, Inc., A Tennessee Corporation

TO
Scruggs Homebuilders, Inc.

5134 07/08 0101 02CHECK 237.50

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7595 PAGE 115

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47698.

IDENTIFICATION REFERENCE

JUL 8 3 28 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

07/08/88 01 15:30 0001 5184

CAMT	70000.00
CON TX	231.00
PRFEE	0.50
WDEED	6.00
TOTAL	237.50
CHECK	237.50

No. 111032