WARRANTY DEED

Address of New Owner:
and Send Tax Bills To:
STAR SOUTH, INC.
4609 Twinmont Court
Nashville, TN 37215

Map/Parcel Numbers:

Map 49-15
Parcels 34 and 35

Mail

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged;

BOOK 7618 PAGE 485

I, Patty S. Ratliff

hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto

Star South, Inc., a Tennessee corporation,

hereinafter called the Grantee, its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 26 and Lot No. 27 on the plat of Deer Meadows, Phase Two, of record in Book 6250, page 280, in the Register's Office for Davidson County, Tennessee. Reference is made to said plat for a more complete and accurate description.

Being the same property conveyed to Patty S. Ratliff by deeds from George T. Hicks and James D. Gillespie, of record in Book 7351, page 522 (Lot #26), and Book 7510, page 417 (Lot #27), in the Register's Office for Davidson County, Tennessee.

This property is subject to restrictive covenants of record in Book 6143, page 141, in the Register's Office for Davidson County, Tennessee, as amended by instrument of record in Book 6471, page 756, said Register's Office.

Taxes for the year 1988 are prorated and assumed by the Grantee herein.

This is (X) unimproved
( ) improved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, its successors and assigns, forever; and I do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors 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 3rd day of August, 1988.

Patty S. Ratliff
PATTY S. RATLIFF

5576

IDENTIFICATION REFERENCE

AUG 4 9 38 AM '88

R.Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE | Tennessee
COUNTY OF DAVIDSON | Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, PATTY S. RATLIFF, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of August, 1988.

Gregory L. Doolsby
NOTARY PUBLIC

My commission expires: 11-3-90

NOTARY PUBLIC AT LARGE

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $29,000.00.

Patty S. Ratliff
AFFIANT

SWORN TO and subscribed before me, this the 3rd day of August, 1988.

Gregory L. Doolsby
NOTARY PUBLIC

My commission expires: 11-3-90

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY:

William S. Hofstetter
Attorney at Law
4011 Hillsboro Circle
Nashville, TN 37215

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7618 PAGE 487

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 29000.00
				CON TX 95.70
				PRFEE 0.50
				WDEED 6.00
				TOTAL 102.20
				CHECK 102.20
08/04/88	01			09:42 0001 3657

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

557.68

IDENTIFICATION REFERENCE

AUG 4 9 39 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 120251