FILE IN BOX #4
MAP 143-2-A
PARCEL 85
FB#:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 46,500.00 .

James L. Caldwell Jr.
Affiant

Subscribed and sworn to before me this the 6th day of March, 1989.

My Commission Expires: 11/10/91

Notary Public

THIS INSTRUMENT PREPARED BY:
PETER WEISS, ATTORNEY, Suite 500, One Church Street Building, Nash., TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO - MORTGAGEE:
JAMES L. CALDWELL, JR.	"NEW OWNER"
(Name)	(Name)
110 7TH AVENUE NO.	
(Street Address)	(Street Address)
NASHVILLE, TN. 37203	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, PERRY W. MOSKOVITZ COMPANY, INCORPORATED, a Tennessee Corporation, hereinafter called the "Grantor", has bargained and sold, and by these presents do transfer and convey unto JAMES L. CALDWELL, JR., hereinafter called the "Grantee", his heirs and/or assigns, certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 9 on the Plan of The Pointe, as of record in Book 6900, Page 749, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to Perry W. Moskovitz Company, Incorporated, by Deed from John R. Beesley, III, Trustee, of record in Book 7034, Page 798, Register's Office for Davidson County, Tennessee.

THIS is unimproved property known as: Lot No. 9 Harpeth Trace Drive, Nashville, Tennessee 37221.

THE INFORMATION CONTAINED HEREIN HAS BEEN PROVIDED BY THE PARTIES TO THE TRANSACTION.

THE CONVEYANCE OF THE ABOVE PROPERTY IS MADE SUBJECT TO THE FOLLOWING:

1. Said premises are restricted by all of the requirements, conditions, easements, assessments, liens, uses, restrictions, limitations, burdens and other undertakings, including the rights and interests of other lot owners within The Pointe; and including the requirement that all owners of lots in The Pointe to be members of The Pointe Homeowners' Association, Inc., subject to assessment for the payment of costs incident to the maintenance of the common areas, the improvements thereon, and the administrative expenses of the Association, and providing for a lien to secure the payment thereof which is

secondary to any first mortgage, all as contained in instruments executed by the Grantor and recorded in Book 7564, Page 1, said Register's Office, which said instruments are included in this Deed by reference and made a part thereof the same as though copied herein verbatim.

2. Taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

3. Easements and minimum building setback lines, conditions of the Owner's Certificate, dedication of common areas, and restrictive covenants, as applicable, of record and as shown on the Plan of The Pointe, of record as aforesaid.

4. The fee title herein conveyed shall not extend beyond the individual lot lines or upon any roads which have been dedicated to the public, or upon any walkway, or other common property, and the fee title to such common property (designated "Common Area" on the Plan of The Pointe) is vested in The Pointe Homeowners' Association, Inc., for the common enjoyment of all members of said Association, of record in Book 7788, Page 262, said Register's Office.

5. By-Laws of The Pointe Homeowners' Association, Inc., of record in Book 7563, Page 987, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and/or assigns forever; and Grantor does covenant with the said Grantee that it 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 does further covenant and bind itself, its successors and/or assigns to warrant and forever defend the title to the said land to the said Grantee, his heirs and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor, by its duly authorized officer, has caused its name to be affixed hereto on this 6TH. day of MARCH, 1989.

14685

RECEIVED FOR RECORD
MAR 8 9 59 AM '89
REGISTER'S OFFICE
TAX

PERRY W. MOSKOVITZ COMPANY, INCORPORATED

BY: _____
PERRY W. MOSKOVITZ, President

3600 03/08 0101 03CHECK 159.95

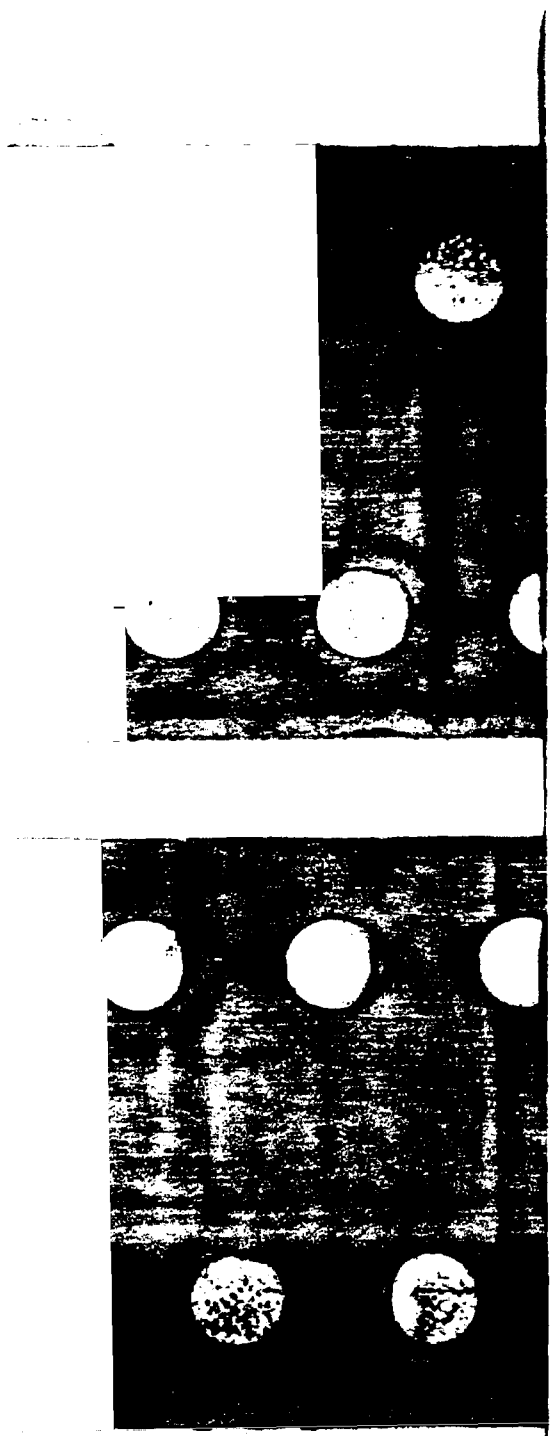
STATE OF TENNESSEE)
Davidson County)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared PERRY W. MOSKOVITZ, 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 of the PERRY W. MOSKOVITZ COMPANY, INCORPORATED, a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee, this 6TH day of MARCH, 1989.

My Commission Expires: 11/10/91

_____
Notary Public



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7788 PAGE 266

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	46500.00
CON TX	153.45
PRFEE	0.50
WDEED	6.00
TOTAL	159.95
CHECK	159.95

03/08/89 01 10:01 0001 3600

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14685

IDENTIFICATION REFERENCE

MAR 8 9 55 AM '89

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

No. 188160