BOX 15

This Instrument Was Prepared By:
Hugh C. Howser, Jr., Esq.
Trabue, Sturdivant & DeWitt
25th Floor, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

BOOK 8268 PAGE 789

Address New Owner(s):
Herbert M. Porter
100 Wentworth Ave.
Nashville, TN 37215

Send Tax Bills to
New Owners

Tax Information:
Map: 116-16-B
Parcel: 40

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **STAN D. LINDSEY and wife, ELIZABETH LINDSEY**, (the "Grantors"), have this day bargained and sold, and do hereby transfer and convey to **HERBERT M. PORTER and wife, SHERRIAN D. PORTER** (the "Grantees"), their successors, heirs and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is improved property located at 100 Wentworth Avenue, Nashville, Tennessee, 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their successors, heirs and assigns, forever.

AND Grantors covenants that they 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, except as set out on Exhibit "B" hereto. Grantors further covenant and bind themselves, their successors, heirs and assigns 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors have executed this instrument on this 21st day of December, 1990.

STAN D. LINDSEY

ELIZABETH LINDSEY

83366

IDENTIF. REFERENCE

JAN 3 2 40 PM '91

DAVIDSON COUNTY, TN.

STATE OF Tennessee)
)
COUNTY OF Davidson)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Stan D. Lindsey and wife, Elizabeth Lindsey, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of December, 1990.

Notary Public

My Commission Expires: 7/24/93

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $325,000.00.

Affiant

Subscribed and sworn to before me,
this 28th day of December, 1990.

Notary Public

My Commission Expires: 11-21-92

EXHIBIT A

PROPERTY DESCRIPTION

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Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Second Revision The Iroquois of Nashville, as of record in Plat Book 6900, pages 61 and 62, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Stan D. Lindsey and wife, Elizabeth Lindsey by deed from Sheridan Construction Company, a Tennessee Corporation, of record in Book 7504, page 942, Register's Office for Davidson County, Tennessee.

EXHIBIT B BOOK 8268 PAGE 792

1. Taxes for 1990, which have been prorated and assumed by the Grantee.

2. Conditions of owner's certificate, a designated building area; a 10 foot public utility easement along Wentworth Avenue which widens to 15 feet in the northeasterly corner, a 10 foot easement for public utilities, drainage and access purposes along the rear line of said lot, as shown on the Plan of record in Plat Book 6900, page 61-62, Register's Office for Davidson County, Tennessee.

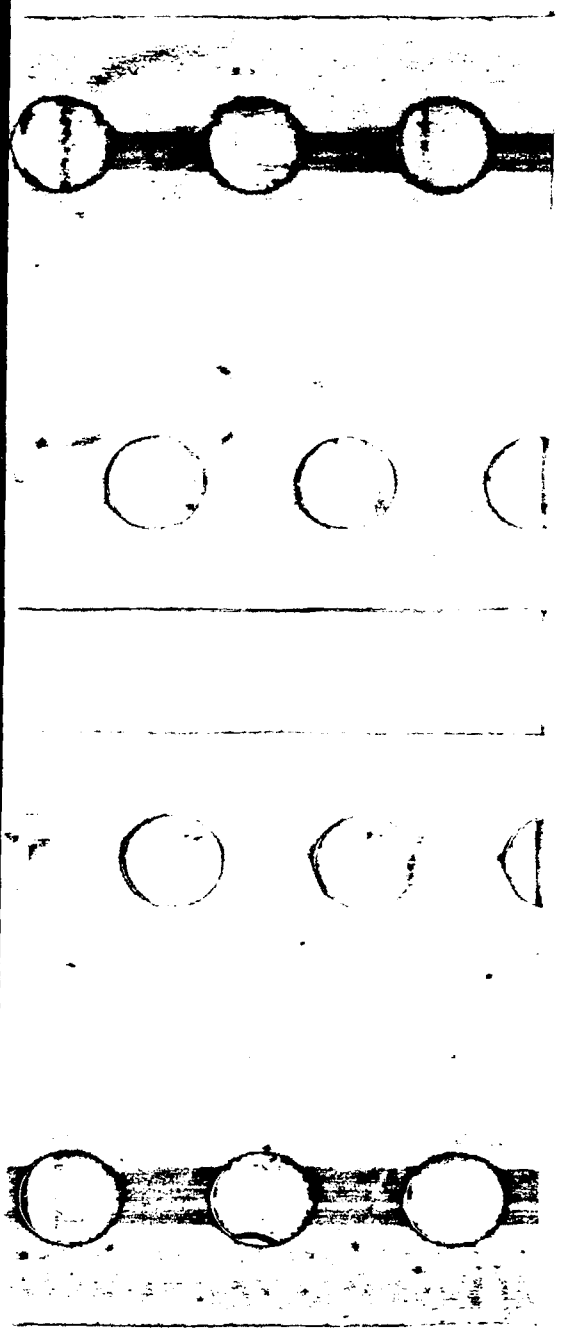
3. Declaration of Covenants, Conditions and Restrictions for The Iroquois of Nashville of record in Book 6657, page 684, Book 6684, page 243, amended in Book 6820, page 732, and in Book 7523, page 828, Register's Office for Davidson County, Tennessee.

4. Charter of Incorporation of Iroquois Homeowners Association, Inc. of record in Book 7661, page 875, amended in Book 8209, page 304, Register's Office for Davidson County, Tennessee.

5. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage of record in Book 3432, page 467, and in Book 4154, page 212, and in Book 4159, page 136, Register's Office for Davidson County, Tennessee.

6. Storm Water Detention Agreement of record in Book 6557, page 814, Register's Office for Davidson County, Tennessee.

2393 01/03 0101 03CHECK 1085.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8268 PAGE 793

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
325000.00
CON TX 1072.50
PRFEE 1.00
WDEED 12.00
TOTAL 1085.50
CHECK 1085.50

01/03/91 01 14:39 0001 2393

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83366

IDENTIF. REFERENCE

JAN 3 2 40 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 386302