IDENTIF. TREFERENCE
JAN 25 3 36 PM '91
FELIX A. LEE, REGISTER
DAVIDSON COUNTY, TN.
88638

THIS INSTRUMENT PREPARED BY:
Carrie A. Nourse, Attorney
100 Winners Circle
Suite 150
Brentwood, Tennessee 37027

MAIL ENT.

WARRANTY DEED

From: Barbara H. McAlister

To: William M. Kottas, Sr., and Wife Shirley D. Kottas

Address New Owner:	Send Tax Bills To	Map/Parcel Nos.
41 Belcaro Circle Nashville, TN 37215	Same	131-6-B Parcel 28

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is Forty Two Thousand Five Hundred Dollars and 00/100 Dollars ($42,500.00).

Barbara H. McAlister
Affiant

SUBSCRIBED AND SWORN TO before me, this the 24 day of January, 1991.

Sally Colley
Notary Public

My Commission Expires: 9-26-92

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) and other good and valuable consideration, Barbara H. McAlister, as Grantor has bargained and sold, and by these presents does transfer and convey unto the said William H. Kottas and Wife, Shirley D. Kottas, the Grantees herein, 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. 28 as shown on the Plat of Burton Hills Village of Foxview - Tract 5, a portion of Zone Lot II, of record in Book 6250, Page 564, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

BEING all the same property conveyed to Barbara H. McAlister by deed from Burton Hills Properties, a Kentucky General Partnership, of record in Book 8172, Page 535.

The above property is conveyed subject to the exceptions listed on Exhibit A attached hereto and incorporated herein by reference.

There is no change in the property description from the last conveyance.

This is improved property, known as 41 Belcaro Circle, Nashville, Tennessee, 37215.

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. Grantor does covenant with the Grantees that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered. And Grantor does further covenant and bind herself, her 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.

WITNESS my hand this 24 day of January, 1991.

Barbara H. McAlister
BARBARA H. MCALISTER

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

8460 01/25 0101 03CHECK 150.25

Personally appeared before the undersigned, a Notary Public in and for said County and State, the within named BARBARA H. MCALISTER, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 24 day of January, 1991.

Sally Colley
Notary Public

SALLY COLLEY NOTARY PUBLIC

My Commission Expires:
9-26-92

1241C177.ded/12

EXHIBIT A

EXCEPTIONS TO TITLE

1. 1991 Metropolitan Government taxes not yet due and payable.

2. Declaration of Restrictions of record in Book 6326, Page 588, said Register's Office.

3. Charter of Burton Hills Homeowners Association, Inc., dated March 5, 1985, of record in Book 6517, Page 505, as amended in Book 6921, Page 216, said Register's Office.

4. Charter of Burton Hills Recreational Association, Inc., dated March 5, 1985, of record in Book 6517, Page 511, as amended in Book 6921, Page 214, said Register's Office.

5. Charter of Burton Hills Village of Foxview Association, Inc., dated March 5, 1985, of record in Book 6517, Page 517, said Register's Office.

6. Declaration of Covenants, Conditions and Restrictions of record in Book 6517, Page 522, as amended in Book 6691, Page 593, Book 6778, Page 532, Book 6778, Page 536, Book 6911, Page 120, Book 7046, Page 520, Book 7076, Page 691, and in Book 7146, Page 188, said Register's Office.

7. Sanitary sewers and/or storm drainage easement conveyed by deed from David Lipscomb College Foundation to Metropolitan Government of Nashville and Davidson County, dated February 27, 1964, of record in Book 3702, Page 250, said Register's Office.

8. Agreement by and between Burton Hills Properties, a general partnership, and the Nashville and Davidson County Metropolitan Planning Commission, dated December 14, 1984, of record in Book 6470, Page 383, said Register's Office.

9. All matters as shown on the Plat of record in Book 6250, Page 978, said Register's Office.

10. All matters shown on the Plat of Burton Hills Village of Foxview - Tract 5, of record in Book 6250, Page 564, said Register's Office.

11. Declaration of Covenants, Conditions and Restrictions, Burton Hills Village of Foxview dated June 18, 1985, of record in Book 6625, Page 171, and amended in Book 6917, Page 718, said Register's Office.

12. Agreement by and between Burton Hills Properties, a general partnership, and the Nashville and Davidson County Metropolitan Planning Commission, dated August 12, 1985, of record in Book 6655, Page 47, said Register's Office.

13. Maximum Square Footage Allocations for Village of Foxview - Tract 5 as shown on the instrument of record in Book 6626, Page 937, said Register's Office.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8282 PAGE 18

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 42500.00
CON TX 140.25
PRFEE 1.00
WDEED 9.00
TOTAL 150.25
CHECK 150.25

01/25/91 01 15:34 0001 8460

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88638

IDENTIF. REFERENCE

JAN 25 3 36 PM '91

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN.

No. 392289