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RRK004

BOOK 8399 PAGE 962

FROM: THE ZEITLIN GROUP

THIS INSTRUMENT PREPARED BY: Barge
DEARBORN & EWING, ATTORNEYS
SUITE 1200, ONE SOVRAN PLAZA
NASHVILLE, TENNESSEE 37239-1200

TO: GEORGE C. KING AND WIFE,
ALLYSON P. KING

Address New Owner as follows: Send Tax Bills to: Map-Parcel No.

George C. King and wife	Sovran Mortgage Corporation	Map 142-16-B
Allyson P. King	P.O. Box 26388	Parcel 16
236 Andover Way	Richmond, VA 23260-6388	
NASHVILLE, TN. 37221		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $189,900.00.

George C. King
Affiant

Subscribed and sworn to before me, this the 17th day of July, 1991.

Carol R. Ewing
Notary Public

My Comm. Expires: 3/27/93

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, The Zeitlin Group, a Joint Venture composed of Martin Construction Company, a Tennessee corporation and Jeffrey Construction Company, a Tennessee corporation, hereinafter called "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto George C. King and wife, Allyson P. King, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is improved property known as 236 Andover Way, Nashville, Tennessee 37221.

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, and GRANTOR does covenant with the said GRANTEES 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, assigns, 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. 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 its hand this 17th day of July, 1991.

THE ZEITLIN GROUP

BY: MARTIN CONSTRUCTION COMPANY

BY: _____
Martin L. Zeitlin, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Martin L. Zeitlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be President of Martin Construction Company, a joint venturer of The Zeitlin Group, the within named bargainor, and that he as such President of the joint venturer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the joint venture by himself as President of Martin Construction Company.

Witness my hand and seal, at office in Nashville, Tennessee, this the 17th day of July, 1991.

_____
NOTARY PUBLIC

My Commission Expires: 3/27/93

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 16, on the plan of Arlington Green, Phase I, of record in Plat Book 6900, page 399, as amended in Book 7517, page 281, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to The Zeitlin Group, a Joint Venture composed of Martin Construction Company, a Tennessee corporation and Jeffrey Construction Company, a Tennessee corporation, by Special Warranty Deed from Sovran Bank/Central South, a Tennessee banking corporation, of record in Book 8190, page 242, said Register's Office.

The above property is conveyed subject to the following:

1. 1991 Metropolitan Government taxes.

2. All matters as shown on the plan of record in Book 6900, page 398, as amended in Book 7517, page 281, said Register's Office.

3. All matters as shown on the plan of record in Book 6900, page 399, as amended in Book 7517, page 281, said Register's Office.

4. Terms, conditions, easements, rights and liens as set forth in the Declaration of Covenants, Conditions and Restrictions for Devon Hills, and the By-Laws appended thereto, of record in Book 8120, page 402, as amended in Book 8120, page 485, as further amended in Book 8180, page 230, and in Book 8181, page 62, said Register's Office. Said By-Laws were amended in Book 8180, page 232, said Register's Office.

5. Rights of others in and to the common areas.

6. All matters shown on the Mortgage Loan Inspection by Campbell Surveying Co., Inc., dated July 12, 1991, including the encroachment of the front porch over the minimum building setback line.

3 1 5 4 5

IDENTIFICATION REFERENCE

JUL 17 3 33 PM '91

2491 07/17 0101 03CHECK 712.63



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8399 PAGE 965

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	
				189900.00
			CON TX	702.63
			PRFEE	1.00
			WDEED	9.00
			TOTAL	712.63
			CHECK	712.63

07/17/91 01 15:34 0001 2491

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.1.5.4.5.

IDENTIFICATION REFERENCE

JUL 17 3 33 PM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 441494