BOOK 8521 PAGE 175 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,000.00

Mildred Ann Moore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 19 91

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

STEVEN G. WATERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Nov. 21, 1992

MAIL

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS - 3401 WEST END AVE., SUITE 670 - NASHVILLE, TN 37203

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mildred Ann Moore	First Republic Mortgage	162-1-B 7C0
(NAME)	(NAME)	
400 Clairorest Drive	6012 Wilmington Pike	5DU 77834
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	Dayton, Ohio 45459	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Clairmont Investors, a Tennessee joint venture

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mildred Ann Moore, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT.

Being Unit No. 7 on the Plan of Clairmont, Phase 3, as of record in Plat Book 6050, page 410, amended in Plat Book 6050, page 486, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Clairmont Investors, a Tennessee joint venture composed of Clairmont Building & Development Co., Inc. and MCR Development Corp., a Tennessee corporation, by deed from Clairmont Building & Development Co., Inc. and MCR Development Corp. of record in Book 6772, page 654, Book 6790, page 280 and Book 6791, page 48, Register's Office for Davidson County, Tennessee. Interest of said Clairmont Building & Development Co., Inc. in Clairmont Investors, a Tennessee joint venture, has been conveyed to MCR Development Corp. by instrument of record in Book 8380, page 641, said Register's Office.

Declaration of covenants, conditions and restrictions of record in Book 6988, page 542, as amended for additional phases in Book 7269, page 223, Book 7891, page 590, Book 8027, page 258, Book 8027, page 261 and Book 8027, page 264, said Register's Office.

For purpose of description/the term lot or unit shall be defined as the same.

unimproved ( ) This is improved (XX) property, known as 400 Clairorest Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our 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. 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 31st day of December, 19 91

Clairmont Investors, by MCR Development Corp., sole remaining Joint Venturer

By: _____

Jerry Caldwell, Vice President

BOOK 8521 PAGE 176

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Jerry Caldwell and _____ with whom I am personally acquainted and who upon his oath himself ~~(herself)~~ acknowledged (~~herself~~) to be the Vice Pres. and Sec./Treas. of MCR Development Corp., authorized Venturer of Clairmont Investors and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) as such Vice Pres. and Sec./Treas. and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Jerry Caldwell as such Vice Pres. and Sec./Treas. and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 31st day of December 19 91

My commission expires _____

STEVEN G. WATERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

_____
Notary Public

My Commission Expires Nov. 21, 1992

WARRANTY DEED

FROM
Clairmont Investors, a Tennessee joint venture

TO
Mildred Ann Moore, unmarried

RETURN TO:
Hallmark Title Company
3401 West End Ave., Suite 670
Nashville, TN 37203

STEVEN G. WATERS
Attorney at Law

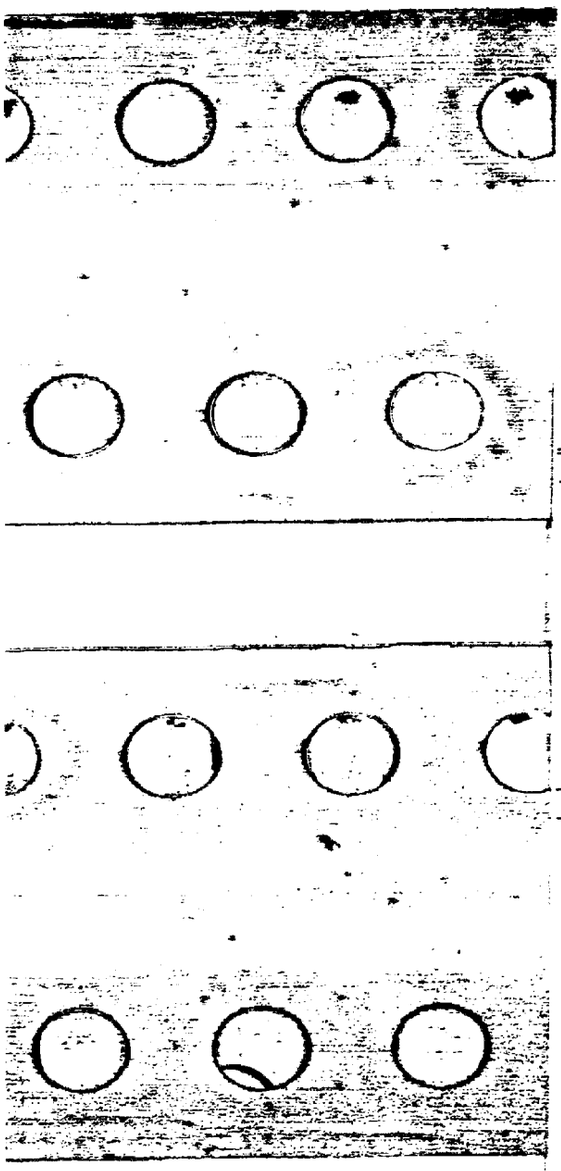
74098

IDENTIFICATION REFERENCE

JAN 3 11 00 AM '92

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

3912 01/03 0101 03CHECK 225.30



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

RECEIVED OF _____

FOR _____

BOOK 8521 PAGE 177

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 59000.00
CON TX 218.30
PRFEE 1.00
WDEED 6.00
TOTAL 225.30
CHECK 225.30

01/03/92 01 11:02 0001 3912

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74098

IDENTIFT REFERENCE

JAN 3 11 00 AM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 490357