10724 File Box 38

# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

Gerald G. Patterson, Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 8640 PAGE 273

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| DAVID A. CONN (NAME) | FIRST REPUBLIC MORTGAGE (NAME) | Map 156-1A |
| 7928 Amber Hills Lane (STREET ADDRESS OR ROUTE NUMBER) | 6012 Wilmington Pike (STREET ADDRESS) | Parcel 11 |
| Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP) | Dayton, Ohio 45459 (CITY) (STATE) (ZIP) | F.B. #9D81759 |

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 OF WHICH IS HEREBY ACKNOWLEDGED, THE ZEITLIN GROUP, a Joint Venture

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID A. CONN AND WIFE, LYNDA C. CONN

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

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of Amber Hills Subdivision, as of record in Plat Book 7900, page 347, revised in Plat Book 7900, page 377, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to The Zeitlin Group, a Joint Venture by deed from First Tennessee Bank National Association of record in Book 8538, Page 604, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1992 Taxes, which have been prorated and assumed by the Grantees; (2) Covenants, Conditions and Restrictions of record in Book 8535, page 775; (3) Dedication of common area of record in Book 8563, page 563; (4) Charter of record in Book 8465, page 878; and (5) All matters appearing on the Plan of record in Plat Book 7900, page 347, revised in Plat Book 7900, page 377, said Register's Office.

15302

IDENTIF. TREFERENCE

JUN 2 10 04 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

6743 06/02 0101 03CHECK 431.02

unimproved ( )
This is improved (XX) property, known as 7928 Amber Hills Lane, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of May, 1992

THE ZEITLIN GROUP, a Joint Venture
By: JEFFREY CONSTRUCTION COMPANY

By: Jeffrey A. Zeitlin
JEFFREY A. ZEITLIN, President

STATE OF TENNESSEE
COUNTY OF _____

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

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFREY A. ZEITLIN

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of JEFFREY CONSTRUCTION COMPANY the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this 27th day of May, 19 92

My commission expires March 25, 1995 Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,608.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May, 19 92

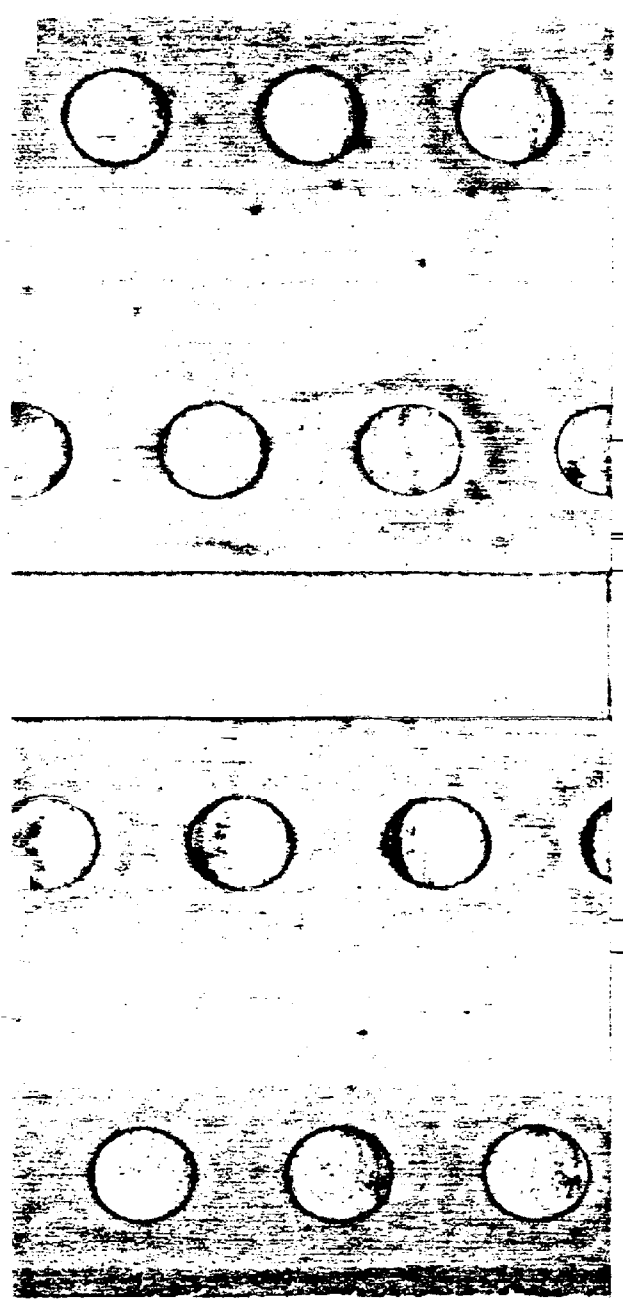
MY COMMISSION EXPIRES: March 25, 1995 (AFFIX SEAL) _____ Notary Public

**WARRANTY DEED**

**FROM**
THE ZEITLIN GROUP, a Joint Venture

**TO**
DAVID A. CONN AND WIFE, LYNDA C. CONN

**PLEASE RETURN TO:**
**First Title & Escrow Company, Inc.**
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8640 PAGE 275

| | | |
|---|---|---|
| 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 114608.00
CON TX 424.02
PRFEE 1.00
WDEED 6.00
TOTAL 431.02
CHECK 431.02

06/02/92 01 10:01 0001 6743

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1.5.302

IDENTIF. REFERENCE

JUN 2 10 04 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 536548