G#8213-1

BOOK 8683 PAGE 868

FILE IN Box #14

WARRANTY DEED

FROM: Lee Chira, Trustee
Grantor

TO: Kenneth D. Southworth
d/b/a Southworth
Homes, Grantee

This instrument was prepared by:
Robert N. Buchanan III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Kenneth D. Southworth D/B/A SOUTHWORTH HOMES		155-8C-92
206 Burning Tree Drive Hermitage, TN 37076	"NEW OWNER"	

FELIX A. WILSON REGISTER
DAVIDSON COUNTY TN.
JUL 24 1 55 PM '92
IDENTIF. REFERENCE
30435

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Twenty-Five Thousand Dollars ($25,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 24th day of July, 1992.

Notary Public

My Commission Expires: 9/12/95

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), and for other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, Lee Chira, Trustee, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Kenneth D. Southworth d/b/a Southworth Homes, Grantee, his heirs, successors 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. 92 on the plan of Poplar Creek, Phase II, of record in Book 6900, pages 339 through 347, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Lee Chira, Trustee by deed from Nashville Properties Partnership of record in Book 8391, page 159, Register's Office for Davidson County, Tennessee.

373? 07/24 0101 03D-CHECK 105.50

Grantors herein also convey the water tap and sewer tap for said lot.

This is unimproved property known as Collinswood Drive, Nashville, Tennessee.

This conveyance is expressly made subject to the following:

1. The lien for 1992 taxes which are prorated and will be paid by the Grantees.

2. Storm Water Detention Agreement of record in Book 7099, page 299, said Register's Office.

3. Restrictive Covenants contained in instrument of record in Book 6474, page 346, as amended in Book 6486, page 587; Book 6662, page 433, Book 6987, page 966, Book 7270, page 648, and Book 7964, page 33, said Register's Office, all of which are hereby incorporated by reference and made applicable to said property.

4. The Plan of record in Book 6900, page 339 through 347, said Register's Office, shows an Owner's Certificate, certain easements, setback lines and notes, to which plan specific reference is here made.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever.

And Grantor does covenant with the said Grantee 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 unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, his successors in trust and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Deed from Lee Chira, Trustee
to Kenneth D. Southworth

Witness my hand this 24 day of July, 1992.

LEE CHIRA, TRUSTEE

STATE OF Tennessee)
COUNTY OF Davidson)

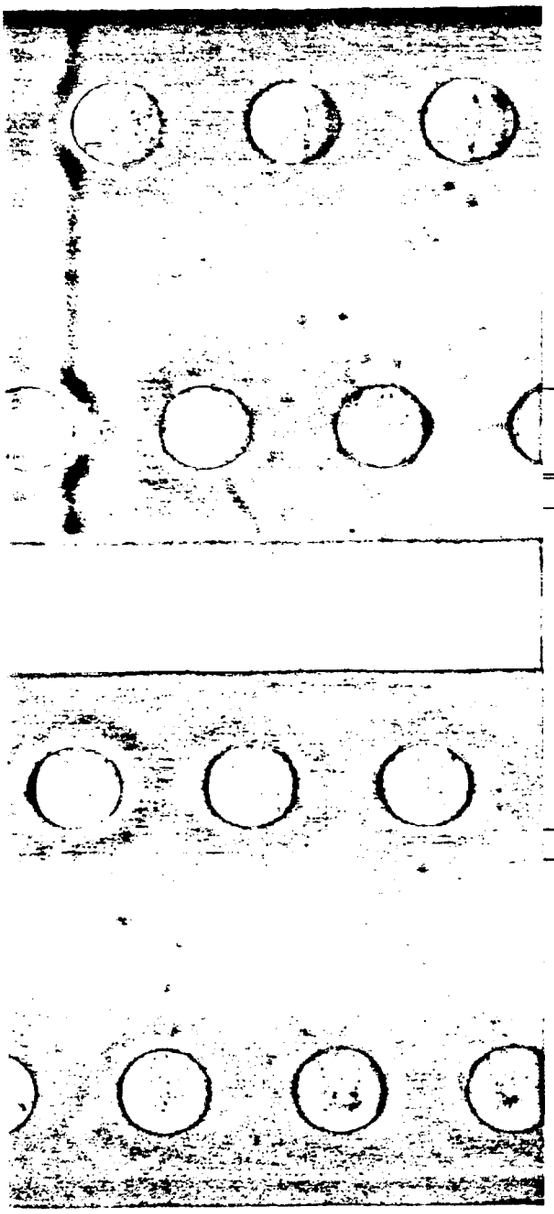
Personally appeared before me, Robert N. Buchanan, III, a Notary Public of said County and State, Lee Chira, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 24 day of July, 1992.

Robert N. Buchanan
Notary Public

My Commission Expires: 3-23-96

8068R



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 25000.00
CON TX 92.50
PRFEE 1.00
WDEED 12.00
TOTAL 105.50
CHECK 105.50

07/24/92 01 13:56 0001 8785

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30435

IDENTIF. REFERENCE

JUL 24 1 55 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 553482