BOOK 8689 PAGE 152

Box 411

This Instrument Prepared By:
CORBETT, CROCKETT & FLEMING
Suite 1050 American Center
3100 West End Avenue
Nashville, TN 37203

NEW OWNER	SEND TAX BILL	MAP-PARCEL NO.
Larry Powell 304 Arron Court Old Hickory, TN 37138	Same	Map 053-06-0-A Parcel 102

IDENTIF. TRF. FEE
JUL 30 3 00 PM
FELIX P. DUCKS, CLERK
DAVIDSON COUNTY, TN
FEE

326466

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Waterford Associates, L.P., a Tennessee limited partnership ("Grantor"), has bargained and sold, and by these presents does transfer and convey to Larry Powell, ("Grantee"), his heirs, representatives and assigns, certain real estate (the "Property") in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 102 as shown on the Plan of Phase One, Waterford Subdivision, as of record in Plat Book 6900, Page 569, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Waterford Associates, L.P., a Tennessee limited partnership, by deed of record in Book 8610, Page 662, Register's Office for Davidson County, Tennessee.

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

The Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the said Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered, except as follows:

(1) Taxes for the year 1992, pro-rated and assumed by Grantee.

(2) All matters appearing on the Plan of Planned Unit Development Boundary of Waterford of record in Plat Book 6900, Page 540, Register's Office for Davidson County, Tennessee.

(3) All matters appearing on the Plan of Phase One, Waterford of record in Plat Book 6900, Page 569, Register's Office for Davidson County, Tennessee.

(4) Declaration of Covenants, Conditions and Restrictions for Waterford of record in Book 7463, Page 294, Register's Office for Davidson County, Tennessee.

(5) Title to that portion of the property lying between the high and low water marks of the Cumberland River.

(6) Easement for right-of-way of record in Book 2024, Page 225, Register's Office for Davidson County, Tennessee.

(7) Easement for sewer of record in Book 1717, Page 30, Register's Office for Davidson County, Tennessee.

(8) Such matters as are shown on the survey of Anderson-Delk & Associates, dated February 21, 1992, prepared by James W. Clark, Registered Land Surveyor, No. 1445.

This is unimproved property.

The Grantor further covenants to warrant and forever defend the title to the Property to the Grantee, his heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed this 28 day of July, 1992.

WATERFORD ASSOCIATES, L.P., a Tennessee limited partnership

W. Lee Corbett G.P.

By: W. Lee Corbett
Its: General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, an official Notary Public of the said county and state, W. Lee Corbett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be a General Partner of Waterford Associates, L.P., the within named bargainor, a partnership, and who acknowledged that as such General Partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as General Partner.

WITNESS MY HAND, at office, this 28 day of July, 1992.

Paula V. Fleming
Notary Public

My Commission Expires: 11-27-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8689 PAGE 154

The actual consideration or value, whichever is greater, for this transfer is $ 10,000.00.

Affiant

Sworn to and subscribed before me this 30 day of July, 1992.

Notary Public

My Commission Expires: 3-27-93

1208 07/30 0101 03CHECK 50.00

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

RECEIVED OF _____

FOR _____

BOOK 8689 PAGE 155

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	10000.00
CON TX	37.00
PRFEE	1.00
WDEED	12.00
TOTAL	50.00
CHECK	50.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/30/92 01 15:28 0001 1208

32646

IDENTIF. REFERENCE

JUL 30 3 30 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 555867