G#8318-1

BOOK 8728 PAGE 826
FILE IN BOX #14

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 Parcels 105 & 178

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 Nos. 105 & 178 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 8694, Page 216, 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.

(9) Restated Declaration of Covenants, Conditions and Restrictions Applying to Waterford of record in Book 8699, Page 462, said Register's Office.

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 11th day of September, 1992.

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

W. Lee Corbett, General Partner

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 11th day of September, 1992.

Lisa G Nunn
Notary Public

My Commission Expires: 5/23/94

NOTARY PUBLIC AT LARGE STATE OF TEN.

4544 6

IDENTIFICATION REFERENCE

SEP 14 10 32 AM '92

DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 20,000.00.

Affiant

Sworn to and subscribed before me this 11th day of September, 1992.

Notary Public

My Commission Expires: 9/16/95

MORTGAGEE:
NationsBanc Mortgage Corporation
of Georgia
750 Old Hickory Blvd., Suite 254
Brentwood, TN 37027

AFTER RECORDING, RETURN TO:
CHERNAU, MILAM & WEISS, P.C.
Third National Financial Center
424 Church Street, Suite 1350
Nashville, TN 37219

6290 09/14 0101 03CHECK 87.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8728 PAGE 829

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	20000.00
			CON TX	74.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	87.00
			CHECK	87.00
09/14/92	01		10:32 0001	6290

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45448.

IDENTIFICATION REFERENCE

SEP 14 10 32 AM '92

WILLIAM [illegible]
DAVIDSON COUNTY, TN

No. 569947