FORM NO. WD-1

50

BOOK 8859 PAGE 287

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $325,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF FEBRUARY, 19 93

Notary Public

MY COMMISSION EXPIRES: 9-24-94

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MAYFLOWER APARTMENTS (NAME)	SAME (NAME)	104-12-64
2412 OAKLAND AVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	24W-3065
NASHVILLE, TN 37212 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, FAIRFAX DEVELOPMENT COMPANY, A Tennessee Corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MAYFLOWER APARTMENTS, A Joint Venture

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:

LAND in Davidson County, Tennessee, being Lot Nos. 1 and 2 in W. W. Dillon's Re-Subdivision of Lots Nos. 1 and 2 of George I. Waddey's Subdivision of the Baxter Lands, a plan of said Dillon's Subdivision, being of record in Book 332, Page 115, Register's Office for said County.

SAID Lot Nos. 1 and 2 front together 100 feet on the westerly side of 21st Avenue South and runs back between parallel lines and along the south margin of Fairfax, formerly Jones Avenue, 165 feet (plat) (152 feet, field measurement) to an alley in the rear.

BEING the same property conveyed to Fairfax Development Company by deed from J. Murray Milliken, Trustee, of record in Book 7405, Page 767, Register's Office for Davidson County, Tennessee.

90208

IDENTIFICATION REFERENCE

FEB 5 3 02 PM '93

LOIS Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

0466 02/05 0101 03CHECK 1211.50

This is unimproved / X improved property, known as 1925 21st Avenue South, Nashville, Tennessee 37212
(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 hand this 4th day of FEBRUARY, 19 93

FAIRFAX DEVELOPMENT COMPANY, A Tennessee Corporation

By: Frederic Stephenson, Pres.

FREDERIC STEPHENSON, President

STATE OF TENNESSEE }
Davidson County }

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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, (or proved to me on the basis of satisfactory evidence) 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____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, THE UNDERSIGNED a Notary Public in and for the State and County aforesaid, personally appeared FREDERIC STEPHENSON

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of the FAIRFAX DEVELOPMENT COMPANY a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of February, 19 93

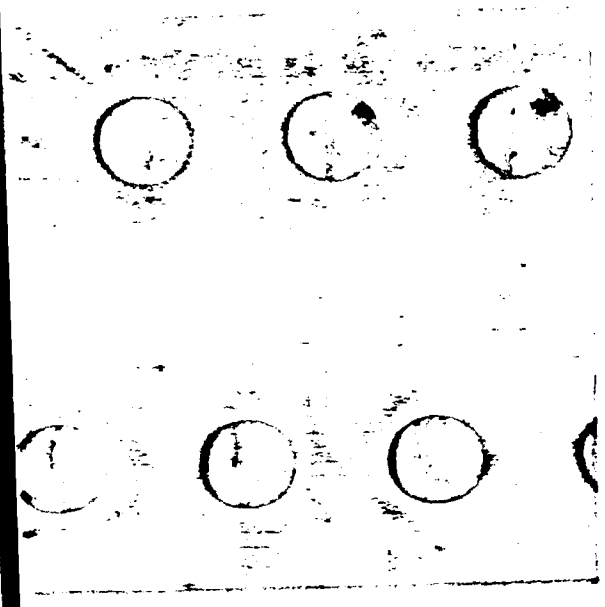
Linda J. Beggs Notary Public

Commission Expires 9-24-94

WARRANTY DEED

FROM

TO



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

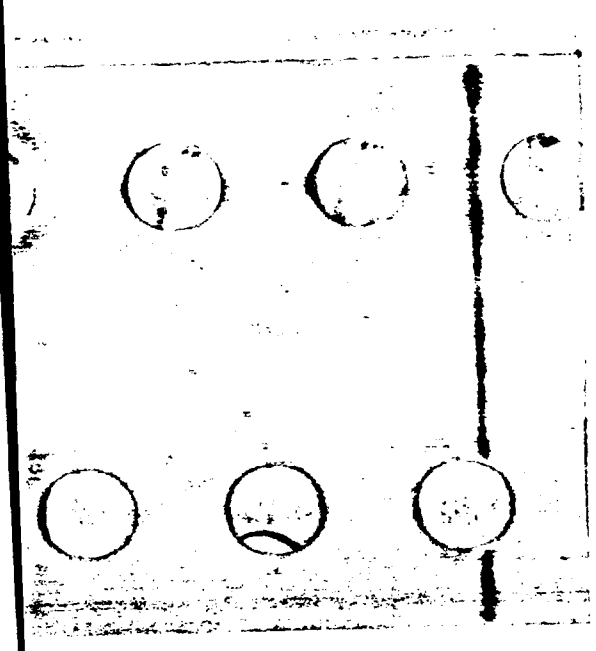
RECEIVED OF _____

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
325000.00
CON TX 1202.50
PRFEE 1.00
[illegible] 8.00
TOTAL 1211.50
CHECK 1211.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/05/93 01 15:01 0001 0466

90208

IDENTIFICATION REFERENCE

FEB 5 3 02 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 618977