56

BOOK 8936 PAGE 847

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY 9301 05/04 0101 03CHECK 447.00

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

THIS INDENTURE, made and entered as of the **29th** day of **April, 1993** by and between

The Zeitlin Group, a joint venture composed of Martin Construction Company and Jeffrey Construction Company
hereinafter referred to as Grantor, and

Randel G. Frahm, unmarried ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 30 on the plan of Amber Hills Subdivision of record in Book 7900, page 347, as revised in Book 7900, Page 377 Register's Office for said County.

Being the same property conveyed to The Zeitin Group, a joint venture, by deed from First Tennessee Bank National Association of record Book 8791, page 467 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

This conveyance subject to restrictive covenants for a P.U.D of record in Book 8535, page 775, and Charter Book 8465, page 878; setbacks and easements contained in Book 7900, page 347 and revised in Book 7900, page 377.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

President Jeffrey Const.
The Zeitlin Group

15987

IDENTIFICATION REFERENCE

MAY 4 | 36 PM 1993

DAVIDSON COUNTY, TN

BOOK 8936 PAGE 848

CORPORATE

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared Jeffrey A. Zeitlin President Jeffrey Construction Corp. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be General Partner the The Zeitlin Group, the within named bargainor, a corporation, and the he/she as such General Partner executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as .

Witness my hand, at office, in Nashville, this 29 day of April, 1993.

Notary Public

Commission Expiration: 11-27-93

STATE OF Tennessee
COUNTY OF Davidson

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$118,400.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Randal D. Fralin
Affiant

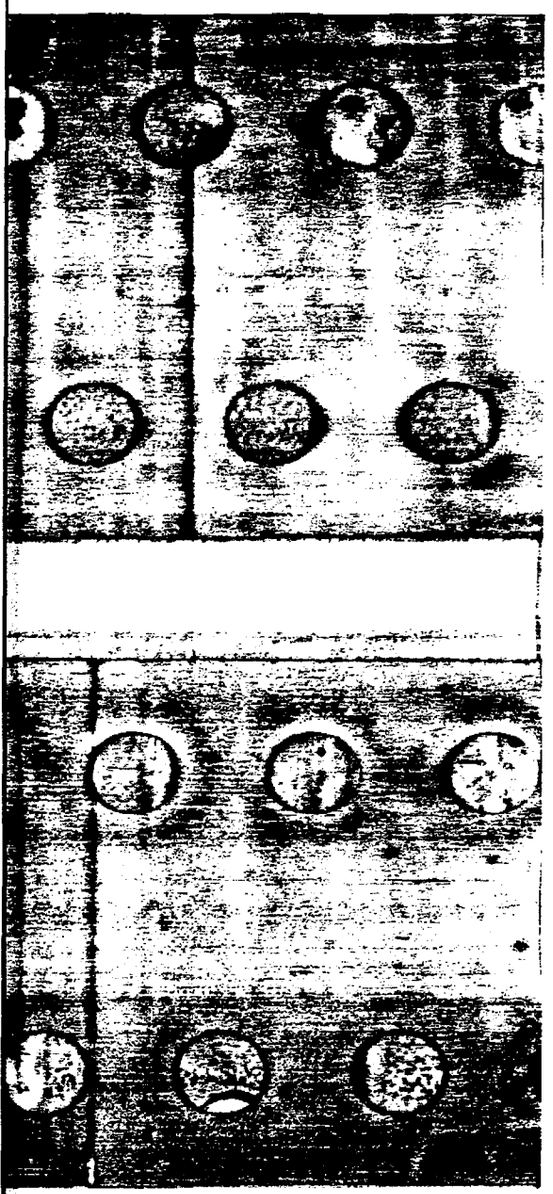
Subscribed and sworn to before me this **29th** day of **April, 1993.**

KENNETH E. [illegible] NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

Notary Public

Commission Expiration: 11-27-93

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd. Nashville, TN 37215	Sears Mortgage Corporation 750 Old Hickory Blvd. S-268 Brentwood, TN 37027	7921 Amber Hills Lane Nashville, TN 37221 MAP PARCEL NUMBER 156-1-A-30CO



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

RECEIVED OF _____

FOR _____

BOOK 8936 PAGE 849

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 118400.00
				CON TX 438.08
				PRFEE 1.00
				WDEED 8.00
				TOTAL 447.08
				CHECK 447.08
			05/04/93 01	13:33 0001 9081

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 5 9 8 7

IDENTIFICATION REFERENCE

MAY 4 1 36 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 647216