G#9382-1 FILE IN BOX #14

BOOK 9101 PAGE 670

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,000.00

Herman A. Ruben
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 19 93

Peter Weiss
Notary Public

MY COMMISSION EXPIRES: September 16, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CHERNAU, MILAM & WEISS, P.C., 5115 Maryland Way, 2nd Floor, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HERMAN A. RUBEN (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	MAP 141-07-0-B
213 Roslyn Court (ADDRESS)	P. O. Box 353 (ADDRESS)	PARCEL 015
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Louisville, KY 40201-0353 (CITY) (STATE) (ZIP)	FB#09D-81738

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, SOMERSET FARMS, A TENNESSEE JOINT VENTURE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HERMAN A. RUBEN AND WIFE, MICHELLE S. RUBEN

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 No. 15 on the Plan of Somerset Farms, Section One, a Planned Unit Development, as of record in Book 7900, Page 357, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Somerset Farms, a Tennessee Joint Venture, by Deed from Reese L. Smith, Jr., and wife, Marcella V. Smith, of record in Book 7349, Page 564, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 8556, Page 11, said Register's Office; By-Laws of record in Book 8556, Page 25, said Register's Office; Articles of Incorporation of record in Book 7382, Page 225, and amended in Book 7820, Page 605, in Book 8235, Page 521, and in Book 8584, Page 20, all of record in the Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantees herein.

69578

RECEIVED FOR RECORD
OCT -4 AM 8:03
WILLIAMSON CO. TN.

7094 10/04 0101 03CHECK 408.60

This is improved (X) unimproved ( ) property, known as 213 Roslyn Court, Nashville, TN 37221
(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 my hand this 30th day of September 19 93

SOMERSET FARMS, A TENNESSEE JOINT VENTURE
BY: George Giantikas
GEORGE GIANTIKAS, MANAGING JT. VENTURER

STATE OF TENNESSEE
COUNTY OF

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________ .

Commission expires ______________________________ ______________________________
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

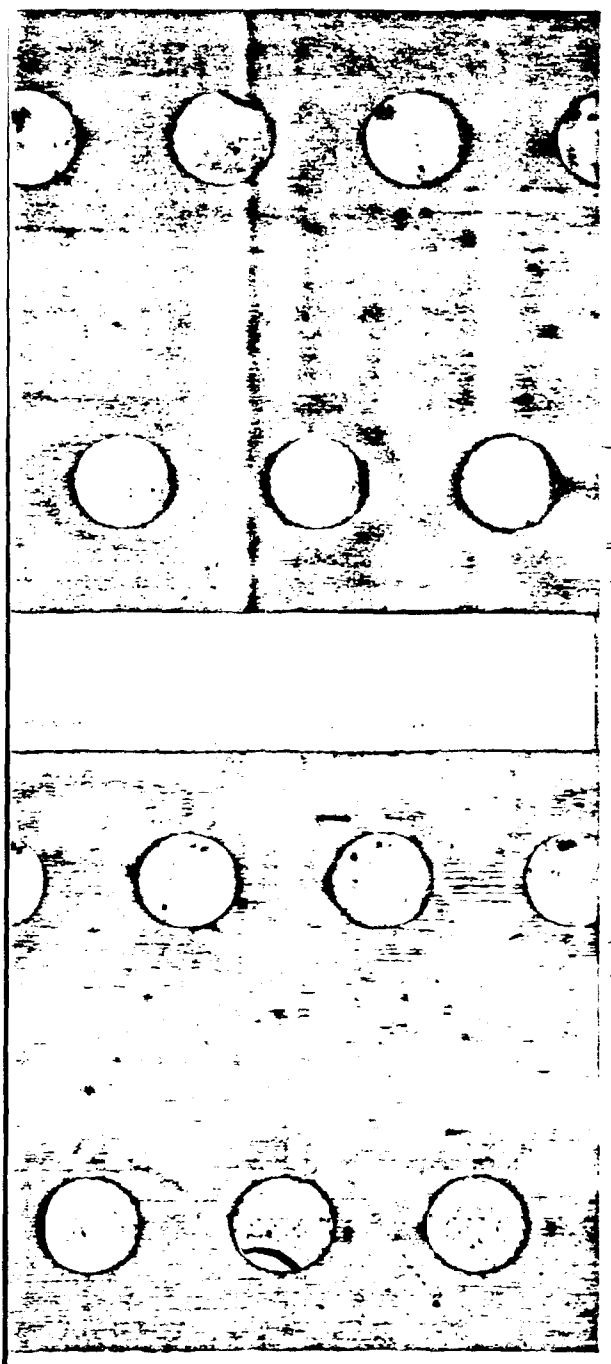
Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared GEORGE GIANIKAS
XXX ______________________________ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the MANAGING JT.VENTURER
XXX ______________________________ XXXXXXXX of the SOMERSET FARMS, A TENNESSEE JOINT VENTURE
the within named bargainor, XXXXXXXXXXX and that he as such MANAGING JT.VENTURER
XXX ______________________________ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the ~~XXXXXXXX~~ Joint Venture by the said GEORGE GIANIKAS
as such MANAGING JT.VENTURER XXXXXXXXXXXXXXXXXXXXXXX ______________________________
XXXXX ______________________________.

Witness my hand and official seal at office at Brentwood, TN on this the 30th day of September 19 93 .

My commission expires September 16, 1995 ______________________________
Notary Public

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

[redacted]



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9101 PAGE 672

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
108000.00
CON TX 399.60
PRFEE 1.00
WDEED 8.00
TOTAL 408.60
CHECK 408.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/04/93 01 09:05 0001 7094

93 OCT -4 AM 8:03

69678

No. 705006