97621

BOOK 9189 PAGE 462

IDENTIFICATION REFERENCE

WARRANTY DEED

93 DEC 16 PM 2:28

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

4988 12/16 0104 03CHECK 44.77

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,084.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF December, 19 93.

Notary Public

MY COMMISSION EXPIRES: 1/20/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bridgehouse Title Company, 136 Fourth Avenue North, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wallace Builders, Inc. (NAME)	SAME (NAME)	MAP 131-6-C
P.O. Box 150248 (ADDRESS)	(ADDRESS)	PARCEL 58
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, MerTech Realty L.P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wallace Builders, Inc.

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. 97 on the plan of Revised Plat Burton Hills, Village of Ravenwood, as shown on plat of record in Plat Book 6900, page 363, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being part of the same property conveyed to MerTech Realty, L.P., a Tennessee Limited Partnership by deed from Burton Capital Corporation, a Kentucky corporation, of record in Book 8931, page 745, Register's Office for Davidson County, Tennessee.

ENCUMBERED AS FOLLOWS:
All matters appearing on the plan of Revised Plat Burton Hills, Village of Ravenwood, of record in Plat Book 6900, page 363, Register's Office for Davidson County, Tennessee.

Charter of Burton Hills Village of Ravenwood Association, Inc. of record in Book 7189, page 67, Register's Office for Davidson County, Tennessee.

Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 7071, page 460, as amended in Book 7146, page 183, Register's Office for Davidson County, Tennessee.

Maximum Square Footage Allocations for the Village of Ravenwood, as recorded in Book 7147, page 421, Register's Office for Davidson County, Tennessee.

Declaration of Covenats, conditions and restrictions of record in Book 6517,

CONTINUED

unimproved (X)
This is improved ( ) property, known as Lot 97, Village of Ravenwood, Nashville, Tennessee
(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 8th day of December 19 93

MerTech Realty L.P., A Tennessee Limited Partnership
By: MerTech Development, Inc., its general partner

By:

Scott Sohr, its Vice-President

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Scott Sohr, 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 Vice-President of MerTech Development, Inc., General Partner, of MerTech Realty L.P., a Tennessee Limited Partnership, the within named bargainor, a Tennessee Limited Partnership, and that he as such Vice-President of MerTech Development, Inc., executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as Vice-President of MerTech Development, Inc.

Witness my hand and official seal, at Nashville, Tennessee, this 8th day of December, 1993.

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires:
7/20/94

page 522, as amended in Book 6691, page 593, Book 6778, page 532, Book 6778, page 536, Book 6911, page 120, Book 7046, page 520, Book 7076, page 691 and Book 7146, page 188, Register's Office for Davidson County, Tennessee.

Charter of Burton Hills Homeowner's Association, Inc. of record in Book 6517, page 505 and amended in Book 6921, page 216, Register's Office for Davidson County, Tennessee.

Charter of Burton Hills Recreational Association, Inc. of record in Book 6517, page 511 and amended in Book 6921, page 214, Register's Office for Davidson County, Tennessee.

Easements to Metropolitan Government of Nashville and Davidson County, as set forth in instruments recorded in Book 7240, page 543, Book 7240, page 547, Book 7240, page 551, Book 7240, page 555, Book 7240, page 559, Book 7240, page 563, Book 7240, page 567, Book 7240, page 571, Book 7240, page 575, Book 7240, page 580, Book 7240, page 585, Book 7240, page 590, Book 7240, page 595, Book 7240, page 600, Book 7240, page 605, Book 7240, page 610, Book 7240, page 615, Book 7461, page 880, Book 7461, page 884, Book 7461, page 888, Book 7461, page 929, Book 7461, page 934, Book 7461, page 939, Book 7593, page 508, Book 7593, page 531, Book 7593, page 535 and Book 7593, page 570, Register's Office for Davidson County, Tennessee.

Agreement regarding Open Spaces by and between Burton Hills Properties, a general partnership, and the Nashville and Davidson County Metropolitan Planning Commission, of record in Book 6470, page 383, Book 6655, page 47, Book 7147, page 411 and Book 7147, page 416, Register's Office for Davidson County, Tennessee.

Declaration of Restrictions of record in Book 6326, page 588, Register's Office for Davidson County, Tennessee.

Easements to Metropolitan Government of Nashville and Davidson County, as set forth in instrument of record in Book 3702, page 250, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9189 PAGE 464

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	42084.00
			CON TX	155.77
			PRFEE	1.00
			WDEED	8.00
			TOTAL	164.77
			CHECK	164.77
12/16/93	01		14:29 0001	4989

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97621
IDENTIF. # REFERENCE

93 DEC 16 PM 2:28
REGISTER
FELIX Z. [illegible]
DAVIDSON COUNTY, TN.

No. 734978