41

GENERAL WARRANTY DEED

BOOK 9512 PG 531

FROM:	Morton Mill, a Tennessee joint venture, Grantor	This instrument was prepared by: Jeffrey R. King Farris, Warfield & Kanaday 424 Church Street, 18th Floor Nashville, Tennessee 37219
TO:	Charles E. Blount and wife, Kristina Blount, Grantees	

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
103 Morton Mill Lane Nashville, Tennessee	(new owner)	141-12D-103

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Eighty One Thousand Nine Hundred Fifty Seven and 00/100 Dollars ($81,957.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 2 day of November, 1994.

Notary Public

My Commission Expires: My Commission Expires MAY 24, 1997

FOR AND IN CONSIDERATION OF the sum of Eighty One Thousand Nine Hundred Fifty Seven and 00/100 Dollars ($81,957.00), the receipt and sufficiency of which are hereby acknowledged, Morton Mill, a Tennessee joint venture (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto Charles E. Blount and wife, Kristina Blount (the "Grantees"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property known as 103 Morton Mill Circle, Nashville, Tennessee.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to the Grantees, their heirs, successors and assigns forever.

And Grantor does covenant with the Grantees that Grantor is lawfully seized and possessed of the Property in fee simple, Grantor has a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Grantor does further covenant and bind Grantor, its successors and assigns to warrant and forever defend the title to the Property to the Grantees, their heirs, successors and assigns against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness our hands this 2nd day of November, 1994.

Morton Mill, a Tennessee joint venture

By: _____

Title: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 9512 PG 533

Before me, Tangie M. Givens, a Notary Public of said County and State, personally appeared George Giannikas, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Joint Venturer (or other officer authorized to execute the instrument) of Morton Mill, the joint venture of ~~[illegible]~~, the within named bargainor, a joint venture, and that he as such Joint Venturer executed the foregoing instrument for the purposes therein contained, by signing the name of the joint venture by himself as Joint Venturer of Morton Mill, the joint venture ~~of [illegible]~~.

Witness my hand and seal, at Office in Nashville, this 2nd day of November, 1994.

Tangie M Givens
Notary Public

My Commission Expires: My Commission Expires MAY 24, 1997

151632.1 11/2/94

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being Lot No. 103 and driveway serving same on the plan of Morton Mill Estates, Third Revision, as of record in Book 7900, page 561, Register's Office for Davidson County, Tennessee.

Being part of the property conveyed to Morton Mill, a Tennessee joint venture, by deed from George Gianikas, Sonny Mooney, Joseph L. Lackey, Jr., and George Dunn of record in Book 7284, page 959, said Register's Office.

The above description is the same as in the previous deed of record.

EXHIBIT B

Encumbrances

1. Terms, conditions, easements, rights and liens as set for in the Declaration of Covenants, Conditions and Restrictions and the Bylaws appended thereto in Book 7546, page 145, Book 7936, page 704, Book 7906, page 709 and Book 8079, page 804, said Register's Office.

2. All matters as shown on the plan of record in Book 7900, page 561, said Register's Office.

3. The lien for any unpaid and/or special assessments.

4. Rights of others in and to the common elements.

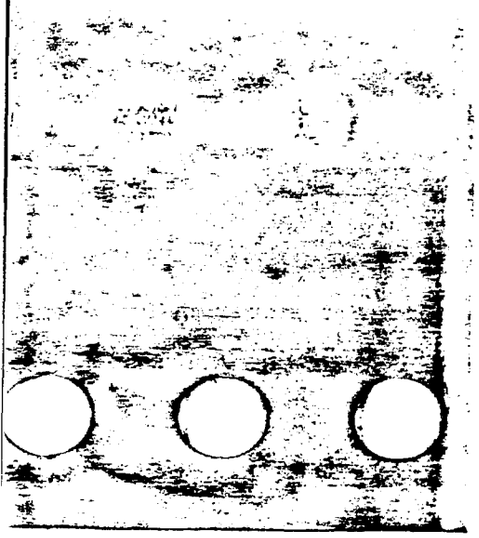
5. Charter of Morton Mill Estates Homeowner's Association, Inc., of record in Book 7414, page 335, said Register's Office.

4914 11/04 0101 03CHECK 320.40

06240 IDENTIF. & REFERENCE

94 NOV -4 PM 12:15

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9512 PG 535

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT	81957.00
CON TX	303.40
PRFEE	1.00
WDEED	16.00
TOTAL	320.40
CHECK	320.40

11/04/94 01 12:15 0001 4914

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06240
IDENTIF. ↑ REFERENCE

94 NOV -4 PM 12:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 851198