WARRANTY DEED BOOK 9809 PG 571

FROM: LOUISE F. KATZ,
Devisee under the Will of Sidney Katz, Deceased

TO: HAL R. SWANN, JR. and wife, MARGARET CAILLET SWANN

Address New Owner As Follows:	Send Tax Bills:	Map-Parcel Nos.
Hal R. Swann, Jr. and wife 2101 Hobbs Court Nashville, TN 37215	Same	Map 131-01-0-C Par 015.00 CO 07DA-70279

This Instrument Prepared
By: MORRIS LEVINE
Attorney at Law
1119 Stahlman Bldg.
Nashville, TN 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $219,000.00.

Hal R. Swann Jr.
AFFIANT

Sworn to and subscribed before me, this 27 of September, 1995

Mary Lisa Levine
Notary Public

My commission expires: 5-25-96

MARY LISA LEVINE NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

FOR AND IN CONSIDERATION of the sum of Ten & 00/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged,

I, LOUISE F. KATZ, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto the said

HAL R. SWANN, JR., and wife, MARGARET CAILLET SWANN, hereinafter called the Grantees, and 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 Unit No. 2101 on the Plan of Park Place, a planned residential development of record in Book 4860, Page 115, Register's Office for Davidson County, Tennessee, as revised in Book 4860, Page 124, and second revision in Book 5050, Page 98, Register's Office of said County.

BEING the same property conveyed to Sidney G. Katz by deed from Louise F. Katz, of record in Book 7696, page 656, Register's Office for Davidson County, Tennessee. The said Sidney G. Katz since died testate, and said property vested in Louise F. Katz as devisee under the Will of Sidney Katz, of record in Will Book 196, page 612, Probate Court for Davidson County, Tennessee, Docket No. 95P-448. Sidney G. Katz and Sidney Katz were one and the same person.

The property conveyed herein is subject to restrictive covenants filed of record in Book 5041, page 433, Register's Office for Davidson County, Tennessee, and amended in Book 9729, page 54, said Register's Office; the Plan of record in Book 5050, Page 98, said Register's Office, which shows an Owner's Certificate, a 10 foot building setback line at the rear of the lot, 5 foot setback line on each side of lot and an undetermined setback line at the front of the lot and a 5 foot easement for public utility and drainage purposes along the front of said lot, and amendments to the Plan of record in Book 5798, Page 732, said Register's Office; and a Resolution regarding placement of signs in Park Place of record in Book 7565, Page 192, said Register's Office.

This instrument is executed on behalf of Louise F. Katz by Charles Lapidus as her Attorney in Fact pursuant to recorded Power of Attorney of record in Book 9071, page 895, Register's Office for Davidson County, Tennessee.

This is improved property, known as:

Unit 2101, Park Place,
2101 Hobbs Court, Nashville, Tennessee 37215.

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, HAL R. SWANN, JR. and wife, MARGARET CAILLET SWANN, and their heirs and assigns, forever.

And I, LOUISE F. KATZ, do covenant with the said HAL R. SWANN, JR. and wife, MARGARET CAILLET SWANN, that I am 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 current year's property taxes, which are prorated and assumed by the Grantees herein.

And I, LOUISE F. KATZ, do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said HAL R. SWANN, JR. and wife, MARGARET CAILLET SWANN, and their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand this 27 day of September, 1995.

Louise F. Katz
by Charles Lapidus Attorney in Fact

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHARLES LAPIDUS, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of LOUISE F. KATZ as her Attorney in Fact as the free act and deed of the within named LOUISE F. KATZ.

WITNESS my hand and official seal at Nashville, Tennessee, on this 27 day of September, 1995.

Notary Public

My Commission Expires: 5-25-96.

GAY LISA LEVINE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

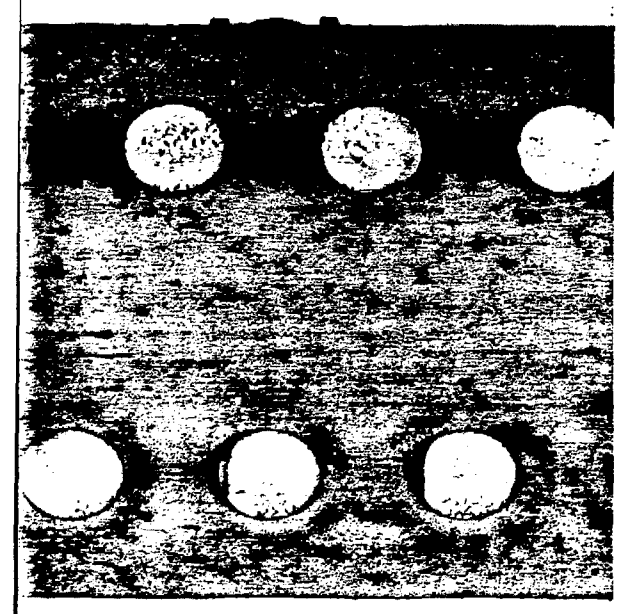
171:030

0327 09/28 01:01 03CHECK 819.30

PICK-UP

95 SEP 28 PM 1:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0106137



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

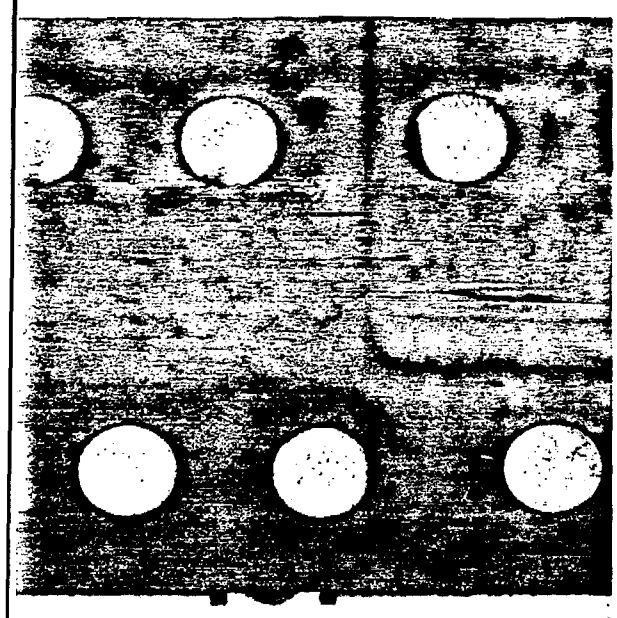
RECEIVED OF _____

FOR _____

BOOK 9809 PG 573

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 219000.00
CON TX 810.30
PRFEE 1.00
WDEED 8.00
TOTAL 819.30
CHECK 819.30
09/28/95 01 13:26 0001 0327

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0106137
IDENTIF. ↑ REFERENCE

95 SEP 28 PM 1:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 959131