Box 58

WARANTY DEED

BOOK 10048 PG 148

THIS INSTRUMENT PREPARED BY

STELTEMEIER & WESTBROOK, ATTORNEYS, P.O. BOX 150349, NASHVILLE, TENNESSEE, 37215

Send New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Carolyn Morgan, Trustee Isaac Donald Everly P. O. Box 110830 Brentwood, TN 37027	SAME	Map 133-8 Parcel 166

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 Valley View Phase II Associates, Ltd., a Tennessee limited partnership HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carolyn Morgan, Trustee, with full power to sell, transfer and convey without the joinder of any beneficiary, the 1990 Isaac Donald Everly Revocable Trust 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. 80 on the Plan of Phase I, Valley View Terrace Subdivision of record in Plat Book 5200, page 77, said Register's Office, to which plat reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Harry G. Hemmerly and wife, Robbie M. Hemmerly, James T. McLean and Valley View Phase II, Associates, Ltd., a Tennessee limited partnership by deed from Johnson Development Company of record in Book 6159, page 419, Register's Office for Davidson County, Tennessee. The said Harry G. Hemmerly and wife, Robbie M. Hemmerly having since quitclaimed their interests in said property to Valley View Phase II Associates, Ltd., a Tennessee limited partnership of record in Book 6464, page 19, Register's Office for Davidson County, Tennessee. And the said James T. McLean having since quitclaimed his interests in said property to Valley View Phase II Associates, Ltd., a Tennessee limited partnershp by Quitclaim deed of record in Book 6464, page 21, Regsiter's Office for Davidson County, TN.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 420-422 Cathy Jo Circle, Nashville, Tennessee 37211

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 10th day of May, 1996.

Valley View Phase II associates, Ltd., a Tennessee partnership

By: _____
Ralph Z. Levy, Jr., General Partner

0181092
IDENTIF. ↑ REFERENCE

96 MAY 13 PM 12:52
RALPH Z. LEVY, JR. REGISTER
DAVIDSON COUNTY, TN.

BOOK 10048 PG 149

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notay Public with and for the State and County aforesaid, personally appeared **Ralph Z. Levy, Jr.** with whom I am personally acquainted and who upon **his** oath acknowledged **himself** to be the **General Partner** respectively of the **Valley View Phase II Associates, Ltd. a Tennessee general partnership,** the within named bargainor, a partnership, and that **he** as such **General Partner,** being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the **partnership** by the said **Ralph Z. Levy, Jr.** and attesting the same by the said **Ralph Z. Levy, Jr.** as such **General Partner.**

Witness my hand and official seal at office at NASHVILLE, TN **on this** 10th **day of May, 1996.**

Lee E. Cranford
NOTARY PUBLIC

My Commission Expires:

3-25-2000

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,500.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th **DAY OF** May, **1996.**

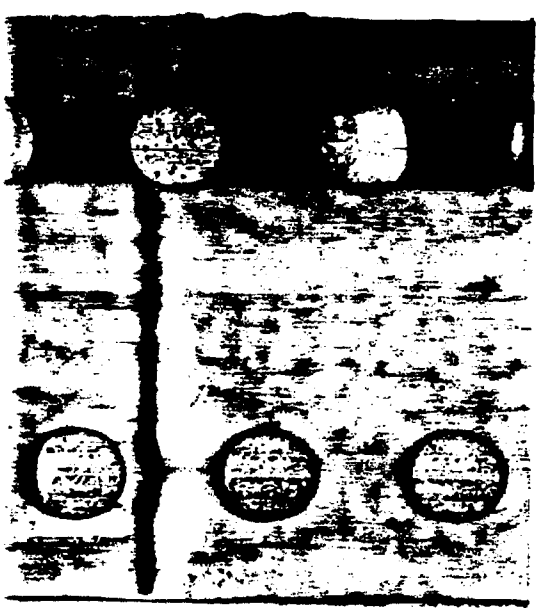
My Commission Expires:

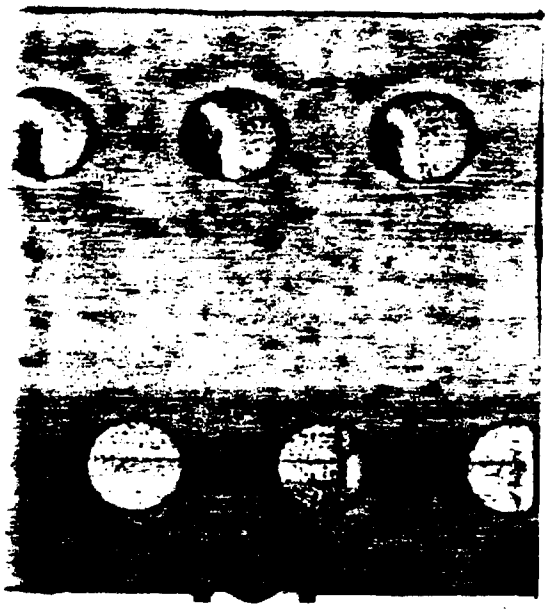
NOTARY PUBLIC

1/29/2000

ADDELL NOTARY PUBLIC STATE OF TENNESSEE

96117 05/13 7:01 336:EEK 303.15





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10048 PG 150

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	79500.00
			CON TX	294.15
			PRFEE	1.00
			WDEED	8.00
			TOTAL	303.15
			CHECK	303.15
05/13/96	01	12:55	0001	0912

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01181092
IDENTIF. # REFERENCE

96 MAY 13 PM 12:52

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1038890