Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

43
39-B
File #96-1085

BOOK 10103 PG 710

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **The Zeitlin Group, a Joint Venture composed of Martin Construction Company and Jeffrey Construction Company**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Daniel C. Cullinane, III, and wife Mary E. Cullinane**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Being Lot No. 52 on the plan of East Colony at Riverbend of record in Book 7900, page 4, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to the Zeitlin Group by deed from East Colony at Riverbend of record in Book 9806, page 986, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

0198205
IDENTIFICATION REFERENCE

96 JUN 28 PM 4:36
REGISTER
DAVIDSON CO. TN.

This is improved property, known as: 901 Willow Oak Court, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 26th day of June, 1996

The Zeitlin Group

9383 06/28 0101 03CHECK 659.83

By: Jeffrey Construction Company,
Jeffrey A. Zeitlin, President

State of Tennessee)
County of Davidson)

On this the 26th day of June, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Jeffrey A. Zeitlin, President of Jeffrey Construction Company,** to me known (or proved to me on the basis of satisfactory evidence),and who upon oath acknowledged himself to be the Joint Venturer of **The Zeitlin Group**, the within named bargainor, and that such Joint Venturer, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

Notary Public

My Commission Expires: 11-22-97

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$175,900.00**.

Affiant

Sworn and subscribed before me on this the 26th day of June, 1996.

Notary Public

My Commission Expires: 11-20-96

NEW OWNER:
Daniel C. Cullinane, III
901 Willow Oak Court
Nashville, TN 37221

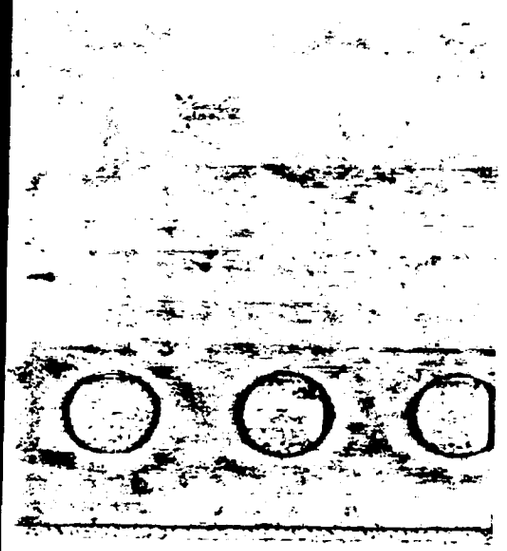
RESPONSIBLE FOR TAX PAYMENT:
SAME

TAX MAP-PARCEL #:
156-1-C-52CO
9D-82509

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10103 PG 712

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 175900.00
CON TX 650.83
PRFEE 1.00
WDEED 8.00
TOTAL 659.83
CHECK 659.83

06/28/96 01 16:43 0001 9363

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0198205
IDENTIF. ↑ REFERENCE

96 JUN 28 PM 4:36

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1057111