# WARRANTY DEED

BOOK 10368 PG 818

PHILLIP C HORD III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV 22, 1997

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February 19 97

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| ACU 1, LLC | Same as new owner | 071-15-0 243.00 |
| (NAME) P.O. Box 710319 | (NAME) | 071-15-0 242.00 |
| (ADDRESS) Nashville TN 37221 | (ADDRESS) | |
| (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, Joseph H. Rutherford and wife, Mary Della Rutherford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ACU 1, LLC

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:

CERTAIN tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

BEING Lots 24 to 28, inclusive, on the Plan of the Highland Land Company's Subdivision, as of record in Book 421, page 14, said Register's Office.

SAID Lots adjoin and front together on the west side of Lischey Avenue and extend back between lines, 179 feet 10 1/2 inches, more or less, on the south line of Lot No. 24 and 183 feet on the north side of Lot No. 28 to an alley in the rear on which they measure 125 feet.

Being the same property conveyed to Joseph H. Rutherford by deed from Charles A. Leach, Substitute Trustee, of record in Book 5257, page 932, Register's Office, Davidson County, Tennessee.

Mary Della Rutherford herein joins to convey any and all right and interest she may have; especially her marital rights.

0278851
IDENTIFICATION REFERENCE

97 MAR -4 PM 3:27
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

2630 03/04 0101 03CHECK 212.50

This is improved ( X ) unimproved ( ) property, known as 1324 Lischey Avenue Nashville, TN 37207
(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 our hand s this 28th day of February 19 97

Joseph H. Rutherford

Mary Della Rutherford

BOOK 10368 PG 819

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 Joseph H. Rutherford and wife, Mary Della Rutherford

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February, 1989.

Commission expires _____

_____
Notary Public

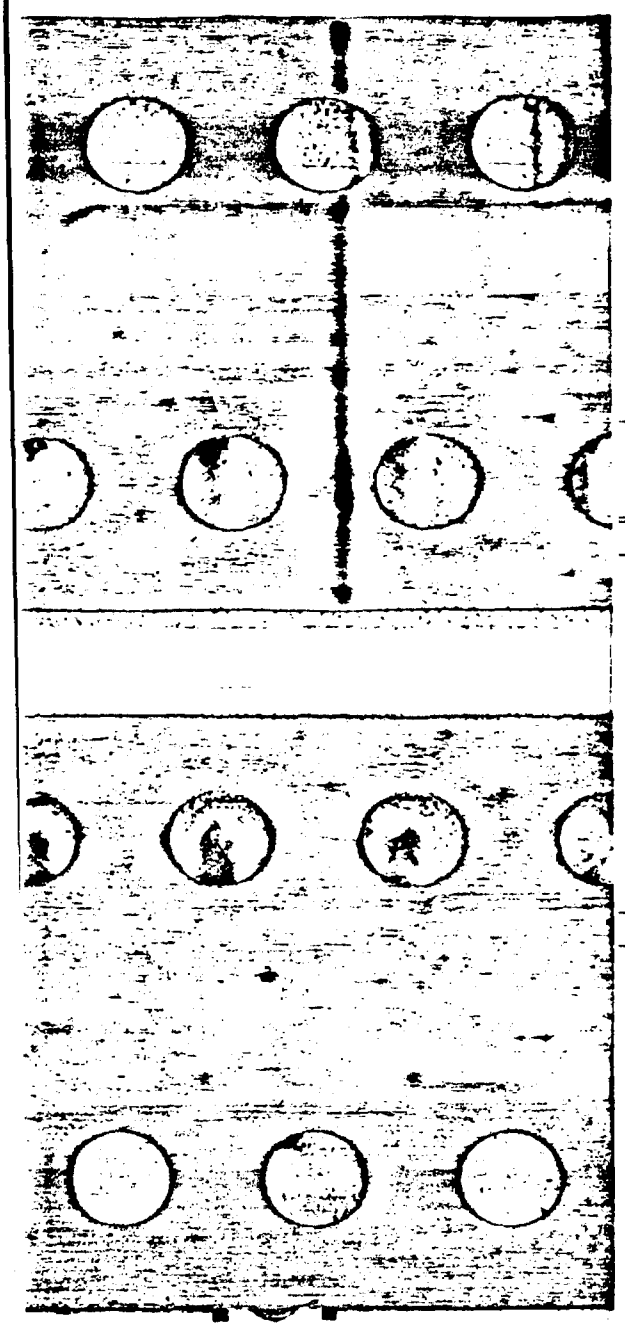
STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 10368 PG 820

| | | |
|---|---|---|
| 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 | 55000.00 |
| CON TX | 203.50 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 212.50 |
| CHECK | 212.50 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 03/04/97 01 1 0001 2630

0278851
IDENTIF. # REFERENCE

97 MAR -4 PM 3:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1123022