BOOK 10465 PG 508

4

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 215,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May 19 97

Notary Public

MY COMMISSION EXPIRES: 1-27-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
B J Home Builders, Inc. (NAME)	same (NAME)	MAP 147-10
5032 Edmondson Pike (ADDRESS)	(ADDRESS)	PARCEL 86
Nashville, TN 37211 (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, William H. Mayfield and wife, June A. Mayfield

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO B J Home Builders, Inc.

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:

Tract I:
A certain lot or parcel of land, situated, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Lot No. 400 on the Plan of Whispering Hills, Section I, of record in Book 2331, pages 82-84, as amended in Book 2638, page 21, said Register's Office. Said Lot No. 400 fronts 154 feet on the southeast side of Edmondson Pike and runs back between lines measuring 222 feet on the northeast line and 368 feet on the southwest line, to the rear line on which it measures 211.4 feet.

INCLUDED IN THE ABOVE BUT EXPRESSLY EXCLUDED THEREFROM IS THE FOLLOWING: A tract of land conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 7078, page 257, said Register's Office.

Tract II:
A certain lot or parcel of land situated, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows: Being Lot Nos. 3 and 5 on the Plan of Whispering Hills, Section I,

CONTINUED

unimproved ( )
This is improved (X) property, known as 5032 Edmondson Pike, Nashville, TN 37211
(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 23rd day of May 19 97

William H. Mayfield

June A. Mayfield

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 William H. Mayfield and wife, June A. Mayfield

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 23rd day of May 19 97

Commission expires 1-27-2001

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

0308335
IDENTIF. & REFERENCE

97 MAY 23 PM 3:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

LEGAL DESCRIPTION CONTINUATION

of record in Book 2331, pages 82-84, as amended in Book 2638, page 21, said Register's Office, described as follows:

Lot No. 3: Beginning at a point in the westerly margin of Durrett Drive at the corner of Lot Nos. 3 and 5; thence with the line between said two lots westwardly 218.1 feet to a concrete marker, the common corner of Lot Nos. 3, 5 and 400; thence with the line between Lots 3 and 400 northwestwardly 222 feet to a point in the southerly margin of Edmondson Pike; thence with the margin of the same northeastwardly 256.4 feet to a point, the beginning of a curve; thence around said curve eastwardly 39.3 feet to a point in the westerly margin of Durrett Drive; thence with the margin of the same and curve of the same, southwardly 300 feet to the point of beginning.

Lot No. 5: Said Lot No. 5 fronts 205 feet on the westerly side of Durrett Drive and runs back between lines measuring 218.1 feet on the northerly line and 298.1 feet on the southerly line to the rear line which is a broken line measuring 223.8 feet thereon.

Tract I: Being the same property conveyed to William H. Mayfield and wife, June A. Mayfield by deed from Andrew Ewing, Trustee of record in Book 2488, page 515, Register's Office for Davidson County, TN.

Tract II: Being the same property conveyed to William H. Mayfield and wife, June A. Mayfield by deed from Andrew Ewing, Trustee, of record in Book 2648, page 239, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 2481, page 499, said Register's Office.

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

Taxes for the year 1997 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

4795 05/23 0101 03CHECK 808.50

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

RECEIVED OF _____

FOR _____

BOOK 10465 PG 511

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 215000.00
CON TX 795.50
PRFEE 1.00
WDEED 12.00
TOTAL 808.50
CHECK 808.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
05/23/97 01 13452 0001 4795

0308335
IDENTIF. ↑ REFERENCE

97 MAY 23 PM 3:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1