0333558

IDENTIF. & REFERENCE

BOOK 10554 PG 888

This Instrument Prepared By:
Baker, Donelson, Bearman & Caldwell
A Professional Corporation
511 Union Street - Suite 1700
Nashville, Tennessee 37219

97 AUG -4 AM 11:07

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

BK 1548 PG 103

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL
Lamar Roberts Construction Co., Inc.	same	Map 8 O
1543 Old Hickory Boulevard		Group C
Brentwood, Tennessee 37027		Parcel 57

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $69,500.00.

M. A. [illegible]
Affiant

Subscribed and sworn to before me, this the 28th day of July, 1997.

Michelle W. Hocker
Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO.

My Commission Expires: 1-3-98

GENERAL 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 considerations, the receipt and sufficiency of which are hereby acknowledged, **Robert G. McDowell and wife, Susan G. McDowell**, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto **Lamar Roberts Construction Co., Inc.**, a Tennessee corporation, herein called "GRANTEE", its successors and assigns, a certain tract or parcel of land in Davidson County and Williamson County, State of Tennessee, described as follows:

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

(SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

This is improved property known as 1543 Old Hickory Boulevard, Brentwood, Tennessee 37027.

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, its successors and assigns, forever, and GRANTORS do covenant with said GRANTEE that they 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 GRANTORS do further covenant and bind themselves, their successors, assigns and representative, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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.

BOOK 10554 PG 889

WITNESS its hand this the 28th day of July, 1997.

Robert G. McDowell

Susan G. McDowell

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 **Robert G. McDowell**, 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 for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 28th day of July, 1997.

MARILYN HYDE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Marilyn Hyde
Notary Public

My Commission Expires:

1-27-2001

My Commission Expires JAN 27, 2001

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Susan G. McDowell**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Franklin, Tennessee, this the 25th day of July, 1997.

MICHELLE W. FOSTER NOTARY PUBLIC WILLIAMSON COUNTY, TENNESSEE AT LARGE

Michelle W Foster
Notary Public

My Commission Expires:

8-25-98

N MBH 215189.1
0-0 07/22/97

EXHIBIT A

Land in Davidson County and Williamson County, Tennessee, being Lot No. 55 on the Plan of Derby Glen Close as of record in Plat Book 6250, page 90, Register's Office for Davidson County, Tennessee, and of record in Plat Book 8, page 137, Register's Office for Williamson County, Tennessee, to which plat reference is made for a more complete description.

Being the same property conveyed to Robert G. McDowell and wife, Susan M. McDowell by deed from Charles M. Tomlinson, Jr. and wife, Pollyanne F. Tomlinson of record in Book 833, page 7, Register's Office for Williamson County, Tennessee, and in Book 8044, page 377, Register's Office for Davidson County, Tennessee. This property is also the same property conveyed to Robert G. McDowell and wife, Susan G. McDowell and Charles M. Tomlinson, Jr. and wife, Pollyanne F. Tomlinson by deed from Medlin Wherry Land Co., a partnership composed of W. Craig Medlin and Steve R. Wherry of record in Book 738, page 361, Register's Office for Williamson County, Tennessee and in Book 7578, page 842, Register's Office for Davidson County, Tennessee.

THE ABOVE DESCRIBED PROPERTY IS CONVEYED SUBJECT TO THE FOLLOWING:

1. Taxes for the year 1997 and subsequent years.

2. Covenants, conditions and restrictions contained in an instrument of record in Book 473, page 328, Register's Office for Williamson County, Tennessee, and in Book 7547, page 503, as rerecorded in Book 7549, page 568, Register's Office for Davidson County, Tennessee.

3. All matters as shown on the Plan of record in Plat Book 8, page 137, as amended in Plat Book 21, page 2, Register's Office for Williamson County, Tennessee, and in Book 6250, page 90, Register's Office for Davidson County, Tennessee.

4. Charter of Homeowner's Association of record in Book 771, page 388, Register's Office for Williamson County, Tennessee.

State of Tennessee, County of WILLIAMSON
Received for record the 29 day of
JULY 1997 at 9:56 AM. (RECH 228616)
Recorded in official records
Book 1548 Page 103- 105
Notebook 58 Page 217
State Tax $ 257.15 Clerks Fee $ 1.00,
Recording $ 12.00, Total $ 270.15,
Register of Deeds SADIE WADE
Deputy Register ANGELA WAY

2535 08/04 0101 03CHECK 12.00

N MBH215189.1
0-0 07/22/97