Box 19B

BOOK 10800 PAGE 478

WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February 19 98

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HIGHWAY 96 PARTNERS, LTD., (NAME)	"NEW OWNERS" (NAME)	MAP 177
5115 Maryland Way, Suite 305 (ADDRESS)	(ADDRESS)	PARCEL 019
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB #09D-82137

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, MICHAEL W. WILLIAMS AND SANDRA M. MORROW WILLIAMS, HUSBAND AND WIFE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HIGHWAY 96 PARTNERS, LTD., A TENNESSEE LIMITED PARTNERSHIP

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 the Second Civil District of Davidson County, Tennessee, being Lot No. 9 of Fox Hollow Farms, located on the West side of State Route 96 and being more particularly described as follows:

BEGINNING at a point at the most northwest corner of Fox Hollow at a southerly corner with Robert F. Stamps' property, of record in Will Book 151, Page 413, Register's Office for Davidson County, Tennessee; thence, with said Stamps' southerly line, South 88° 54' 42" East, 680.00 feet to a point at the northwest corner of Lot No. 8; thence, with the West line of Lot No. 8, South 04° 04' 14" East, 466.84 feet to a point; thence, South 76° 41' West, 130.00 feet to a point; thence, with the northeasterly line of Lot No. 10, North 55° 13' 28" West, 719.27 feet to a point in the East line of Stamps; thence, with Stamps' line, North 02° 30' 12" East, 98.36 feet to a point of BEGINNING, and more fully described on Exhibit "A" to the Declaration of Protective Covenants, Conditions and Restrictions, of record in Book 8960, Page 252, revised by Exhibit "A" to Amendment No. 1 to the Declaration of Protective Covenants, Conditions and Restrictions for Fox Hollow Farms, of record in Book 9048, Page 590, and further revised by Exhibit "A" to Amendment No. 3 to the Declaration of Protective Covenants, Conditions and Restrictions for Fox Hollow Farms, of record in Book 9137, Page 784, Register's Office for Davidosn County, Tennessee.

CONTINUED

unimproved ( )
This is improved (X) property, known as Lot 19, Fox Hollow Farms, Nashville, TN
(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 16th day of February 1998

Michael W. Williams
MICHAEL W. WILLIAMS

Sandra Morrow Williams
SANDRA M. MORROW WILLIAMS

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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 MICHAEL W. WILLIAMS AND SANDRA M. MORROW WILLIAMS, HUSBAND AND WIFE

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 Brentwood, Tennessee, this 16th day of February, 1998.

Commission expires July 24, 1999

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

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

0402365
IDENTIF. + REFERENCE
98 FEB 19 AM 11:04

LEGAL DESCRIPTION CONTINUATION

BEING the same property conveyed to Michael W. Williams and Sandra M. Morrow, both unmarried, joint tenants with the right of survivorship, by Deed from Highway 96 Partners, LTD., a Tennessee Limited Partnership, of record in Book 9981, Page 507, Register's Office for Davidson County, Tennessee. The said Michael W. Williams and Sandra M. Morrow having since married.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 8960, Page 252, and as amended in Book 9048, Page 590, Book 9052, Page 433, Book 9137, Page 784, Book 9340, Page 579, Book 9400, Page 936, corrected in Book 9772, Page 401, Book 9981, Page 497, Book 10112, Page 348, Book 10173, Page 415, Book 10371, Page 516, Book 10675, Page 549, Book 9454, Page 59, Book 9648, Page 407, and Book 9892, Page 743, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

The Grantee takes title to the herein described property subject to a First Mortgage in favor of NationsBank of Tennessee, N.A., in the original principal amount of $65,000.00, of record in Book 9981, Page 511, and rerecorded in Book 10013, Page 643, Register's Office for Davidson County, Tennessee.

5192 02/19 0101 03CHECK 338

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10800 PG 481

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 88000.00
CON TX 325.60
PRFEE 1.00
WDEED 12.00
TOTAL 338.60
CHECK 338.60

02/19/98 01 11:03 0001 5192

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0402365 IDENTIF. ↑ REFERENCE

98 FEB 19 AM 11:05

REGISTER OF DEEDS
DAVIDSON COUNTY, TN

No. 1255694