BOOK 10813 PG 670

OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

SV 2852633

STATE OF TENNESSEE)
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 240,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 27th DAY OF February, 19 98

NOTARY PUBLIC

My Commission expires: 11-27-99

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN SupCT #3143

Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Charles W. Davidson, Jr., etux (NAME)	AMSOUTH BANK (NAME)	131-6-H-19-CO
909 Cherry Plum Ct. (ADDRESS)	2050 Parkway Office Cr. (ADDRESS)	7DA-93276
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Birmingham, AL 35244 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 240,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we Cherry Glen Partners, L.P., a TN Limited Partnership, by its General partner, Spiva/Hill Management Co.

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Charles W. Davidson, Jr. and wife, Mary Frances Davidson

8897 02/27 0101 03CHECK $97.00

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 71** on the plan of **Village of Cherry Glen, Phase 2**, as of record at **Book 9700, page 322**, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being **part of** the same property conveyed to the grantor herein by deed as of record at Book 9796, page 722, said Register's Office, and the a-bove description is derived from said plan of record and a plan that is part of said property hereinbefore identified.

This conveyance is subject to Declaration of Covenants, Conditions, and Restrictions as of record at Book 6517, page 522, Book 9882, page 729, and Book 10318, page 92, said plan of record at Book 9700, page 322 (and the prior site plans at Book 7900, page 66, Book 6900, page 304, and Book 6900, page 55, and to an easement for driveway turnarounds as of record at Book 8919, page 779, all said Register's Office.

And, this conveyance is further subject to 1998 property taxes which have not yet been established. The parties hereto expressly understand and agree that as soon as actual 1998 property taxes are established, that said taxes will be prorated effective with the date hereof, and that the said Grantor will deliver to said Grantee its check for its portion of said taxes, within 10-days of notice from said Grantee or their agent, as to the amount of said taxes which are due from 1-1-98 to 2-27-98.

~~unimproved (==)~~
This is improved (X) property, known as 909 Cherry Plum Ct., Nashville, TN 37215
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 27th day of February, 19 98.

Cherry Glen Partners, L.P., a TN Limited Partnership
By:
Spiva/Hill Management Co., a TN corporation, its General Partner

By: _____
George N. Spiva, President

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

98 FEB 27 AM 11:21

04058715

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT: PICK-UP

STATE OF TENNESSEE }
County of DAVIDSON }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Spiva/Hill Management Co., with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged it self to be the General Partner of Cherry Glen Partners, L.P., the within named bargainor, a ~~corporation~~ (or partnership), and that it, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the ~~corporation~~ (or partnership) by it self as such ~~officer~~ (or partner).

Witness my hand and official seal at office this 27th day of February, 1998

My Commission expires:
11-27-99

_____
Notary Public

STATE OF TENNESSEE }
County of DAVIDSON }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared George N. Spiva, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the President of Spiva/Hill Management Co. *, the within named bargainor, a corporation (or partnership), and that he, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by himself as such officer (or partner).

Witness my hand and official seal at office this 27th day of February, 1998

*which is the General Partner of Cherry Glen Partners, L.P.

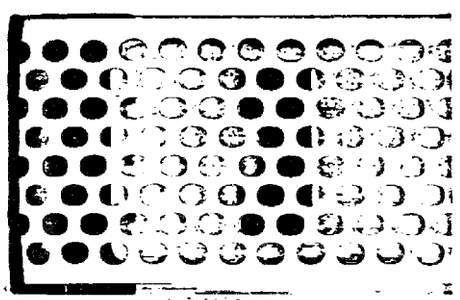
My Commission expires:
11-27-99

_____
Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10813 PG 672

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
2,000.00
CON TX 880.00
PRFEE 1.00
MDEED 8.00
TOTAL 897.00
CHECK 897.00

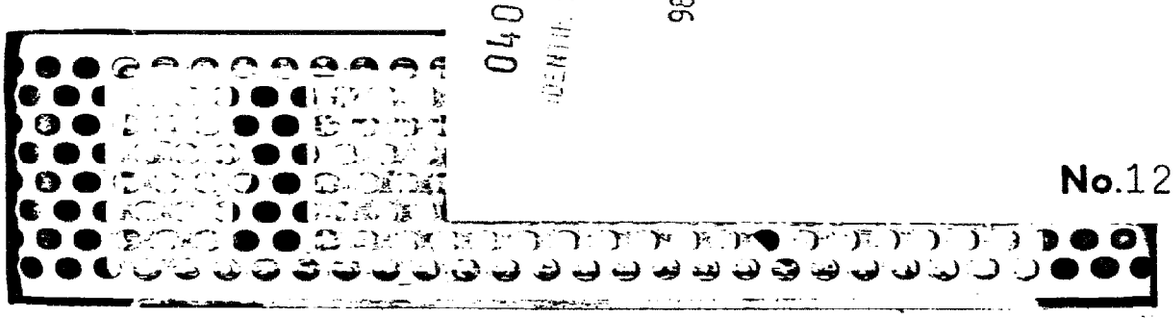
02/27/98 01 11:20 W01 8897

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 FEB 27 AM 11:2

0405875

DEPUTY REGISTER



No.1259352