Box 581

BOOK 10948 PG 487

STATE OF TENNESSEE 7634-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 205,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF May 19 98

Notary Public
MY COMMISSION EXPIRES: 1-20-99

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maddux Builders, Inc. (NAME)	(NAME)	132-12-1
4340 Kenilwood Drive (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRES)	
Nashville TN 37204 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, John P. Primm, married Rita P. Wimpy, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Maddux 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:

See exhibit A attached hereto and made a part hereof.

98 MAY 28 AM 10:35
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

041 2030
IDENTIFICATION REFERENCE

[illegible] 0.01 030-RECR T11:50

This is improved property known as 4340 Kenilwood Drive, Nashville, Tn 37204

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 their hands this 20th day of May, 19 98.

John P. Primm,

Rita P. Wimpy by John P. Primm AH. in fact
Rita P. Wimpy

7634-M

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

John P. Primm, married/Rita P. Wimpy, unmarried/ JPP JPP

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 20th day of May, 19 98.

My commission expires 1/20/99

Notary Public Mark A. Ellmore.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 20 day of May, 1998 before me the undersigned Notary Public, personally appeared John P. Primm, known to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Rita P. Wimpy, acknowledged that he executed the same as the act of his principal(s) for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Mark A. Ellmore, Jr.
Notary Public

My commission expires:
1/20/99

NOTARY PUBLIC AT LARGE

File No.: 7634-M

EXHIBIT "A"

BOOK 10948 PG 489

ATTACHMENT

Land in Davidson County, Tennessee, being Lot No. 72 on the Plan of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said County, and described as follows:

BEGINNING at a point in the easterly margin of Kenilwood Drive at the corners of Lots 72 and 73; thence with the line between said lots easterly 320 feet; thence in a northeasterly direction along the rear line of Lot 72, 68 feet to a concrete monument; thence north 84 degrees 11 minutes east 38 feet to concrete monument in the westerly right-to-way line of the L & N Railroad; thence northerly with said right-of-way 62 feet to a concrete monument; thence south 85 degrees 36 minutes West 10 feet to a concrete monument; thence northerly with the railroad right-of-way 25.2 feet to the corner of Lots 71 and 72; thence with the line between said lots westerly 349.4 feet to the east margin of Kenilwood Drive; thence with said Drive southerly 125 feet to the beginning.

BEING the same property conveyed to John P. Primm and Rita P. Wimpy by deed from John R. Primm, filed of record in Book 4974, page 903, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

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

RECEIVED OF _____

FOR _____

BOOK 10948 PG 490

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

MAMT
205000.00
MOR TX 758.50
PRFEE 1.00
TOTAL 759.50
CHECK 759.50
05/28/98 01 10:36 0001 EE25

VOID
MAMT
205000.00-
CAMT
205000.00
VOID
MOR TX 758.50-
CON TX 758.50
TOTAL 0.00
CHECK 0.00
05/28/98 01 10:36 0001 EE25

No. 1295491

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04 2830
IDENTIFICATION REFERENCE

98 MAY 28 AM 10:34

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

Total
771.50