BOOK 10956 PG 766

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 195,000.00

Affiant

MICHAEL T. BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June 19 98

Notary Public

COMMISSION EXPIRES: October 26, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: New Owner	MAP-PARCEL NUMBERS
Claridge Builders Co., LLC (NAME)	Mortgagee: First Union National Bank (NAME)	172-15-A-238,
3908 October Woods Drive (ADDRESS)	150 Fourth Avenue North (ADDRESS)	242, 257, 258,
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	262 & 275

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, Hurley-Y, L.P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Claridge Builders Co., LLC

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 Davidson County, Tennessee, being Lots Nos. 245, 249, 264, 265, 269 and 282 on the Plan of Section Thirteen, Holt Woods, of record in Book 9700, Pages 598 and 599, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being part of the same property convveyed to Hurley-Y, L.P., a Tennessee liited partnership by quitclaim deed from Richard C. Argo, of record in Book 10334, Page 447 and by deed from Marsha E. Puckett, Tina Beatty and Robbie Jo Smithson of record in Book 10334, Page 451, Register's Office for said County.

Subject to restrictions of record in Book 9570, Page 22, Book 10800, Page 575; By-Laws in Book 9570, Page 13; Easement in Book 10316, Page 585; P.U.D. Boundary Plat in Book 7900, Page 668; Charter in Book 9570, Page 5, and all matters shown on the Plan of Record.

044743
IDENTIFICATION REFERENCE
98 JUN -2 PM 12:32
REGISTER
DAVIDSON COUNTY, TN

4545 06/02 0101 03CHECK 730.50

unimproved (X)
This is improved ( ) property, known as Lts 245,249,264,265,269 & 282, 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 my hand this 1st day of June 19 98

Hurley-Y, L.P.
By: Hurley Rd. Land Co., L.P.,
General Partner
By: Paul E. Johnson
Paul E. Johnson,
Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Paul E. Johnson with whom I am personally acquainted and who upon his oath acknowledged himself to be the General Partner of Hurley Rd. Land Co., L.P., a TN limited partnership, the General Partner of Hurley-Y, L.P., a TN limited partnership, the within named bargainor, and that he as such General Partner of Hurley Rd. Land Co., L.P., the general partner of Hurley-Y, L.P., being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by the said Paul E. Johnson as such General Partner of Hurley Rd. Land Co., L.P., the General Partner of Hurley-Y, L.P., a TN limited partnership.

Witness my hand and seal at office at Brentwood, Tennessee on the 1st day of June, 1998.

Michael T. Bates, Notary Public

MICHAEL T. BATES
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.

My Commission Expires: 10/26/98

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

RECEIVED OF _____

FOR _____

BOOK 10956 PG 768

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
195000.00
CON TX 721.50
PRFEE 1.00
WDEED 8.00
TOTAL 730.50
CHECK 730.50

06/02/98 01 12:34 0001 4545

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0447743
IDENTIFICATION REFERENCE
98 JUN -2 PM 12:32
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

No. 1300477