48

WARRANTY DEED

BOOK 11023 PAGE 842

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 161,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

TERESA L BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN. My Commission Expires: 5-16-99

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claridge Builders Co., LLC (NAME)	First Union National Bank (NAME)	172-15-A 240, 256
3908 October Woods Drive (ADDRESS)	150 Fourth Avenue North (ADDRESS)	261, 270 &
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	172-15-0-A 199

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:

Tract 1:
Land in Davidson County, TN, being Lot No. 148 on the Plan of Holt Woods, Section Eleven, of record in Plat Book 9700, Page 408, Register's Office for said County, to which plan reference is hereby made for a more complete description.
Being part of the same property conveyed to Hurley-Y, L.P. by deed from Marsha E. Puckett and Tina Beatty and Robbie Jo Smithson and Richard C. Argo of record in Book 10186, Page 919, Register's Office for Davidson County, TN.

Tract 2:
Land in Davidson County, TN, being Lots Nos. 247, 263, 268 and 277 on the Plan of Holt Woods, Section Thirteen, of record in Plat 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 conveyed to Hurley-Y, L.P., a Tennessee Limited Partnership by quitclaim deed from Richard C. Argo of record in Book 10334, Page 447, and by deed from Marsha E. Puckett and Tina Beatty and Robbie Jo Smithson of record in Book 10334, Page 451, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.
Subject to restrictions of record in Book 9570, Page 22 (Tracts 1 and 2) and Book 10469, Page 57 (Tract 1) and Book 10800, Page 575 (Tract 2); By-Laws in Book 9570, Page 13 (Tracts 1 and 2); all matters shown on plan of PUD boundary addition in Plat Book 7900, Page 668 (Tracts 1 and 2); Charter in Book 9570, Page 5 (Tracts 1 and 2); Easement in Book 10316, Page 585 (Tracts 1 and 2), and all matters shown on the Plan of Record.

unimproved (X)
improved (X) property, known as Lots148, 247, 263, 268 and 277, Holt Woods, Nashville, TN

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 15th day of July 19 98

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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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 an 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 official seal at Brentwood, Tennessee on the 15th day of July, 1998.

My Commission Expires: 05/16/99

Teresa L. Beard, Notary Public

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

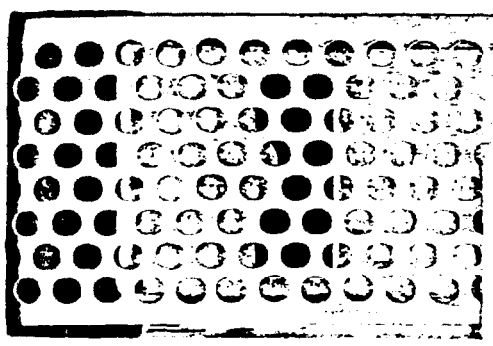
My Commission Expires: 5-16-99

4574 07/16 0101 03CHECK 608.55

0463389

IDENTIFICATION REFERENCE

98 JUL 16 PM 3:30



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

RECEIVED OF _____

FOR _____

BOOK 11023 PAGE 844

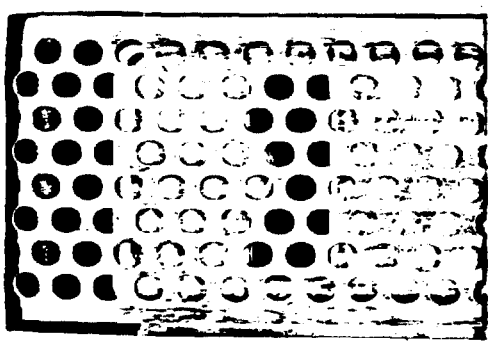
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				161500.00
			CON TX	597.55
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	608.55
			CHECK	608.55
07/16/98	01		15:32 0001	4574

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0463389
IDENTIF. # REFERENCE

98 JUL 16 PM 3:30

REGISTER
DAVIDSON COUNTY, TN.

No.1320263