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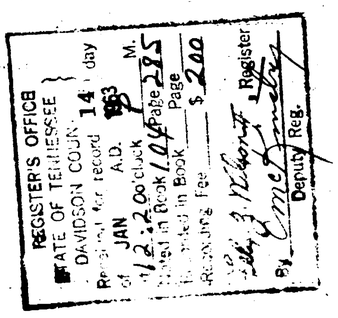
WARRANTY DEED

FROM

J. H. Cochran and wife, Jennie Sue Lanier Cochran

TO

Francis C. Card and wife, Katherine A. Card



Guaranty Title Company

L. A. NEWMAN & CO
REAL ESTATE LOANS INSURANCE

Form 109

WARRANTY DEED

For and in Consideration of the sum of TWELVE THOUSAND AND NO/100 ($12,000.00)-------- DOLLARS

to us cash in hand paid by Francis C. Card and wife, Katherine A. Card, the receipt of which is hereby acknowledged, we, J. H. Cochran and wife, Jennie Sue Lanier Cochran

* * * *

have bargained and sold, and by these presents do transfer and convey unto the said Francis C. Card and wife, Katherine A. Card 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 Tract No. 6 and a part of Tract No. 5 on the Plan of Baker Estates, not of record, in the Fourth Civil District of said County, and described according to a survey thereof made by J. R. Wauford & Co., Engineers, dated December 27, 1962, as follows:

Beginning at a point in the center line of Weber Road at the original southwest corner of Tract 6; thence with the line of said tract, partly along a fence, South 88° 04' East 146.7 feet to a point; South 71° 57' East 830 feet more or less to the center line of Stoner Creek; thence with the center line of the Creek as it meanders, northerly 265 feet more or less to a point, a corner of Tract 6; thence along the line of said Tract, North 63° 13' West 421.86 feet more or less to a concrete monument; thence leaving the line of Tract 6, North 11° 58' east 185.46 feet to a concrete monument; thence North 63° 13' West 390.57 feet to the center line of Weber Road; thence with the center line of the same, South 22° 02' West 530.9 feet; South 24° 55' West 58.95 feet to the point of beginning, containing 8 acres more or less.

Being the same property conveyed to J. H. Cochran and wife, Jennie Sue Lanier Cochran by deed of record in Book 2996, Page 13, Register's Office, Davidson County, Tennessee and part of the property conveyed to J. H. Cochran and wife, Jennie Sue Lanier Cochran by deed of record in Book 2736, Page 66, Register's Office, Davidson County, Tennessee.

Part of the consideration of this conveyance is that no dwelling house or other structure shall be erected or maintained wholly or partly within 100 feet of the East line of Weber Road and that no dwelling house shall be erected or maintained upon the said premises facing Weber Road containing less than 2,000 feet of usable floor space. These restrictions shall attach to and run with land for not more than twenty years and that the land herein conveyed shall not be used for business purposes.

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