K 3764

WARRANTY DEED

IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged; McDONALD'S CORPORATION, of 221 North LaSalle Street, Chicago, Illinois, does hereby sell, transfer and convey unto BERNARD M. KLEIN, Trustee, with full power to sell, mortgage, lease or otherwise convey without joinder of any beneficiary the following described real estate in Davidson County, Tennessee, being part of Lot 2 on the Map of Haysboro Subdivision, to-wit:

BBC BEGINNING at a point in the westerly margin of Gallatin Pike, as widened, 50 feet South of the dividing line between Lots No. 2 and 3 of said Plan; said point being opposite the Southeast corner of that part of Lot 2 conveyed to Charles Edward Hardiman, by deed from John O. Patterson and wife, of record in Book 2044, Page 393 said Register's Office, thence along Hardiman's southerly line, North 73° 20' West 191 feet, to Hardiman's Southwest corner; thence South 15° 45' West 1 foot 2 1/8 inches more or less to a point; thence North 74°15' West 33 feet 6 -5/16 inches more or less to a point; thence South 15° 45' West 122 feet to a point; thence South 74° 15' East 214 feet to the westerly margin of the Gallatin Pike, as widened; thence a chord distance of 121.28 feet with the Pike, North 20° 44' East to the point of beginning.

SUBJECT to all governmental zoning and subdivision ordinances or regulations in effect thereon.

SUBJECT to all drainage, sewer, utility and other easements as shown on the survey.

Reference is made to Deed of Record in Book 104, Page 450 of the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the same unto the said BERNARD M. KLEIN, Trustee, with full power to sell, mortgage or otherwise convey without joinder of any beneficiary, his heirs and assigns, forever in fee simple.

McDONALD'S CORPORATION covenants that it is lawfully seized and possessed of said real estate, has full power and lawful authority to sell and convey the same; that the title thereto is clear, free and unencumbered, except as hereinbefore mentioned, and it will forever warrant and defend the same against all other lawful claims.

IN WITNESS THEREOF, McDONALD'S CORPORATION has caused its name to be signed by its President and its Secretary, on this 28th day of April, 1964.

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