200
1325

BOOK 3798 PAGE 7

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid to Grantor by Grantee, and other good and sufficient consideration, the receipt of all of which is hereby acknowledged:

HILLSBORO PARK, INC., a corporation chartered under the laws of the State of Tennessee, with its principal office in Davidson County, has bargained and sold and by these presents does transfer and convey unto DOWNS, INC., a corporation, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 21 on the Plan of Hillsboro Park, Section I, of record in Book 2331, pages 30 and 31, Register's Office for said County.
Said Lot No. 21 fronts 200 feet on the southeasterly side of Hillsboro Pike and extends back 488.5 feet on the northeasterly line and 490 feet on the southwesterly line to a dead line in the rear on which it measures 191 feet.
Being part of the property conveyed to Hillsboro Park, Inc., by deed from J. O. Bass, Trustee, of record in Book 2398, page 16, Register's Office for said County.

This conveyance is made subject to restrictions of record in Book 2435, page 237, which were amended by instrument of record in Book 2603, page 440.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

And Hillsboro Park, Inc., does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except taxes for the current year which have been prorated and assumed by Grantee.

And Hillsboro Park, Inc. does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Hillsboro Park, Inc., has caused this deed to be executed by its duly authorized officers, this 4th day of August, 1964.

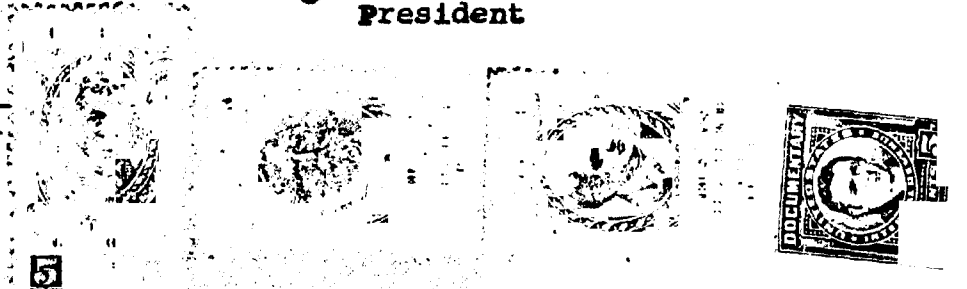
Tax statements to be mailed to P.O. Box 989, Nashville, Tennessee.

HILLSBORO PARK, INC.

By _____
President

ATTEST:

_____
Secretary



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Mary E. Hice, a Notary Public within and for the State and County aforesaid, personally appeared J. N. McNeil and H. J. Cole Jr., with whom I am personally acquainted, and who upon their oaths acknowledged themselves to be the President and Secretary, respectively, of Hillsboro Park, Inc., the within named bargainor, a corporation, and that they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said J. N. McNeil as such President, and attesting the same by the said H. J. Cole Jr. as such Secretary, the corporation having no corporate seal.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 4th day of August, 1964.

Mary E. Hice
Notary Public

My comm. expires: Oct 31, 1965

NOTARY PUBLIC DAVIDSON COUNTY

DO NOT PUBLISH

Hillsboro Dr., Inc.

to Lied

Downs, Inc.

BOOK 3798 PAGE 9

STATE TAX $ 12.25
PROBATE 50
TOTAL $ 13.25

AUG 5 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID AUG 5 1964

44824

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

AUG 5 2 55 PM '64

NOTED: BOOK 129 PAGE 645
RECORDING FEE 2.00
DEP. REG.

LAW OFFICES
GOODPASTURE, CARPENTER, WOODS & COURTNEY
ATTORNEYS AT LAW
SIXTH FLOOR, AMERICAN TRUST BLDG.
NASHVILLE 3, TENNESSEE