THIS INSTRUMENT WAS PREPARED BY:
JOHN P. BROWN, JR., ATTORNEY
Nashville, Tennessee

BOOK 4395 PAGE 423

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. G. Hill Realty Company	Same	Map. 147-7
(NAME) 500 2nd Avenue North	(NAME)	Par. 34
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37201	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pd

For and in Consideration of the sum of Ten and no/100 ---------- ($10.00) ---------- *DOLLARS*

cash in hand paid by H. G. Hill Realty Company, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

FEB-27	CONV	90,000.00			
FEB-27	CONV	90,000.00			
FEB-27	CONV	90,000.00			
FEB-27	CONV	70,000.00			
FEB-27	S'TAX		B*	884.00	
FEB-27	PR'FEE		B*	.50	
FEB-27	W'DEED		B*	4.50	* 889.00

We, John P. Brown and wife, Hazel S. Brown, individually and as trustees pursuant to the powers and provisions of a memorandum agreement executed the 22nd day of November, 1966, not of record; Aaron B. Brown, Jr., William O. Brown, and John P. Brown, Jr.,

have bargained and sold, and by these presents do transfer and convey unto the said H. G. HILL REALTY COMPANY, a Tennessee corporation, its successors ~~heirs~~ *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 6th Civil District of Davidson County, Tennessee, according to a survey made by Hickerson & Hickerson, Engineers, dated May 21, 1964, more particularly described as follows:

Beginning at a point in the westerly margin of Nolensville Road, said point being 125.5 feet southerly along the westerly margin of Nolensville Road from the southwest corner of Nolensville Road and Edmondson Pike; thence along the westerly margin of Nolensville Road, south 13° 35' east a distance of 276.8 feet to a point; thence south 59° 20' west a distance of 169.0 feet to a point; thence south 58° 45' west a distance of 198.0 feet to a point; thence south 0° 30' west a distance of 40.0 feet to a point; thence south 28° 30' east a distance of 497.0 feet to a point; thence south 60° 45' west a distance of 19.5 feet to a point; thence south 7° 40' east a distance of 50 feet to a point: thence north 84° 40' west a distance of 502.0 feet to a point; thence north 83° 20' west a distance of 201.0 feet to a point; thence north 12° 25' east a distance of 230.0 feet to a point: thence north 60° 40' east a distance of 118.0 feet to a point; thence north 60° 50' east a distance of 72.0 feet to a point; thence north 26° 30' east a distance of 407.3 feet to a point in the southerly margin of Edmondson Pike; thence along the southerly margin of Edmondson Pike, north 61° 55' east a distance of 613.0 feet to a point; thence south 27° 40' east a distance of 125.0 feet to a point; thence north 60° east a distance of 103.6 feet to the point of beginning, Said tract of land contains 10.22 acres, more or less.

Being the same property conveyed to John P. Brown and wife, Hazel S. Brown, by deed from James E. Hickerson and wife, Jane C. Hickerson, of record in book 3766, page 330,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 340,000.00

Subscribed and sworn to before me, this the 2nd day of February, 1971

Mary Ewing, Agent
Affiant

My commission expires: My Commission Expires April 21, 1971 (Affix Seal)

Raymond H. Dickson
Notary Public

Register's Office for Davidson County, Tennessee. By memorandum agreement executed November 22, 1966, not of record, the foregoing grantees agreed to thereafter hold record title individually and as trustees for William O. Brown, Aaron B. Brown, Jr. and John P. Brown, Jr.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said H. G. Hill Realty Company, its successors ..... ~~heirs~~ *and assigns, forever.*

And We *do covenant with the said* H. G. Hill Realty Company, ... *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.*

And We ..... *do further covenant and bind* ourselves, our successors *heirs and representatives, to warrant and forever defend the title to the said land to the said* H. G. Hill Realty Company, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever. Witness* our *hand*s *this* 2nd *day of* February, *19*70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John P. Brown
Trustee
Hazel A. Brown
Trustee
John P. Brown
Hazel A. Brown
William O. Brown
Aaron B. Brown, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Raymond H Caron, *a Notary Public in and for said County and State, the within named* John P. Brown and wife, Hazel S. Brown, individually and as trustees, and Aaron B. Brown, Jr., William O. Brown, and John P. Brown, Jr., *the bargainor*s*, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 2 *day of* February, *19*70.

Raymond H Caron, *Notary Public.*

Commission Expires My Commission Expires April 21, 1971.

STATE OF
COUNTY OF

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

the bargainor....., *with whom I am personally acquainted, and who acknowledged that*.....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., *this*.....

day of....., *19*.....

....., *Notary Public.*

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared*....., *with whom I am personally acquainted, and who, upon oath, acknowledged*.....*self to be*.....*of the*.....*, the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by*.....*self as*.....

Witness my hand and seal, at office in.....,

this.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....

FEB 2 3 PM '70
FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TENN.

A 67587
IDENTIFICATION