STATE OF TENNESSEE)
COUNTY OF DAVIDSON) BOOK 4475 PAGE 545

The actual consideration or value, whichever is greater, for this transfer is $ 283,500.00

X _____
Affiant James D. Brewer

Subscribed and sworn to before me this 21st day of December, 1970.

_____
Notary Public

My Commission Expires: October 24, 1973

3 0 2 8 5 2

T
IDENTIF. REFERENCE

JAN 22 3 32 PM '71
FELIX A. KNOWLES, REGISTER
DAVIDSON COUNTY, TENN.

This instrument prepared by
GULLETT, STEELE, SANFORD, ROBINSON & MERRITT
L & C Tower, Nashville, Tenn.

Address of New Owner:	Send Tax Bills To:	Map-Parcel Nos.
MURFF DEVELOPMENT COMPANY	SAME AS OWNERS	Parcel Nos. 6D 60000 and 6D 75350
P. O. Box 50028, Belle Meade Branch		
Nashville, Tennessee 37205		Map. 161-G Par. 243 Map. 161 Par. 77.1 PW

WARRANTY DEED

FOR AND IN CONSIDERATION OF Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, ANDREW EWING, TRUSTEE, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto MURFF DEVELOPMENT COMPANY, hereinafter called the Grantee, its heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT I: Beginning at a concrete monument located in the south margin of Huntington Ridge Drive, the northwest corner of Lot 262, Plan of Huntington Park, Section 2, recorded in Book 4175, page 108, Register's Office for Davidson County, Tennessee. Said point of beginning being located N 86 deg. 55' W along the south margin of Huntington Ridge Drive, 386.0 feet from the center of Brucewood Drive; running as follows:

S 3 deg. 05' W along the line of Huntington Park, Section 2, 163.95 feet to a point; thence N 87 deg. 03' W along the line of Huntington Park, Section 2, 195.93 feet to a point; thence N 86 deg. 39' W along the line of Huntington Park, Section 2, 93.0 feet to a point; thence S 86 deg. 50' W along the line of Huntington Park, Section 2, 102.2 feet to a point; thence S 68 deg. 41' W along the line of Huntington Park, Section 2, 114.65 feet to a point; thence N 4 deg. 40' E along the west line of the herein described tract, 415 feet, more or less, to a point; thence S 87 deg. 11' E along the north line of the herein described tract, 467 feet, more or less, to a point; thence S 3 deg. 05' W along the line of Huntington Park, Section 2, 196.22 feet to a point; thence S 86 deg. 55' E along the south margin of Huntington Ridge Drive, 23.0 feet to a concrete monument, the point of beginning, containing 4.0 acres, more or less.

TRACT II: Beginning at a concrete monument located in the south margin of Huntington Ridge Drive, the northeast corner of Lot No. 114, Plan of Huntington Park, Section 1, recorded in Book 4175, page 10, Register's Office for Davidson County, Tennessee. Said point of beginning being located S 86 deg. 55' E along the south margin of Huntington Ridge Drive, 157.0 feet from the center of Ashley Drive; running as follows:

N 3 deg. 05' E along the line of Huntington Park, Section 1, 25.0 feet to a point; thence N 86 deg. 55' W along the line of Huntington Park, Section 1, 12.0 feet to a point; thence N 3 deg. 05' E along the line of Huntington Park, section 1, 175.6 feet to a point; thence S 87 deg. 13' E along the north margin of the herein described tract and the south line of McMurray Woods Section 2, recorded in Book 3300, page 17, Register's Office for Davidson County, Tennessee, 1009 feet, more or less, to a point; thence N 87 deg. 04' E along the north margin of the herein described tract and the south line of McMurray Woods, Section 2, recorded in Book 3300,page 17, Register's Office for Davidson County, Tennessee, 100 feet to a point; thence S 39 deg. 25' E along the northeast line of the herein described tract 1000 feet to a point; thence S 59 deg. 40' E along the northeast line of the herein described tract 417 feet to a point;thence S87 deg. 40' E along the north line of the herein described tract 666 feet to a point; thence S 3 deg. 30' W along the east line of the herein described tract 450 feet to a point; thence S 2 deg. 08' W along the east line of the herein described tract 398.0 feet to a point; thence S 4 deg. 20' W along the east line of the herein described tract 326.0 feet to a point located in the north margin of Old Hickory Boulevard; thence along the north margin of Old Hickory Boulevard in a southwesterly direction around a curve to the left, said curve having a radius of 1480.2 feet to a distance of 192.0 feet to a point; thence S 21 deg. 45' E for a distance of 15.0 feet to a point; thence along the north margin of Old Hickory Boulevard in a southwesterly direction around a curve to the left, said curve having a radius of 1465.2 feet for a distance of 920.4 feet to a point; thence N 57 deg. 45' W for a distance of 15.0 feet to a point; thence along the north margin of Old Hickory Boulevard in a southwesterly direction around a curve to the left, said curve having a radius of 1480.2 feet for a distance of 251.0 feet to a point; thence N 13 deg. 30' W for a distance of 132.0 feet to a point; thence N 88 deg. 00' W for a distance of 510.0 feet to a point; thence N 1 deg. 25' E along the west line of the herein described tract 1015.0 feet to a point; thence north 86 deg. 55' W along the south line of the herein described tract 2739.0 feet to a point; thence N 4 deg. 40' E for a distance of 40 feet, mor or less, to a point; thence N 70 deg. 00' W along the south line of the herein described tract 1140.0 feet to a point; thence N 11 deg. 35' E along the west line of the herein described tract 473.5 feet to a point; thence S 61 deg. 05' E along the south line of Huntington Park, Section 1, 519.4 feet to a point; thence S 70 deg. 45' E along the south line of Huntington Park, Section 1, 1178.9 feet to a point; thence S 78 deg. 19' E along the south line of Huntington Park, Section 1, 1020.8 feet to a point; thence N 11 deg. 41' E along the line of Huntington Park, Section 1, 160.0 feet to a point; thence S 78 deg. 19' E along the line of Huntington Park, Section 1, 85.0 feet to a point; thence N 11 deg. 41' E along the line of Huntington Park, Section 1, 185.0 feet to a point; thence N 59 deg. 38' E along the line of Huntington Park, Section 1, 86.8 feet to a point; thence N 23 deg. 51' W along the line of Huntington Park, Section 1, 132.5 feet to a point; thence N 28 deg. 05' E along the line of Huntington Park, Section 1, 150.3 feet to a point; thence around a curve to the left in a westerly direction, said curve having a radius of 379.1 feet for a distance of 47.41 feet to a point; thence N 20 deg. 55' E along the line of Huntington Park, Section 1, 186.9 feet to a point; thence N 85 deg. 23' E along the line of Huntington Park, Section 1, 9.9 feet to a point; thence N 33 deg. 43' W along the line of

Huntington Park, Section 1, 139.2 feet to a point; thence around a curve to the left in a northeasterly direction, said curve having a radius of 273.3 feet for a distance of 74.71 feet to a point; thence N 49 deg. 23' W along the line of Huntington Park, Section 1, 146.7 feet to a point; thence N 1 deg. 12' E along the line of Huntington Park, Section 1, 174.4 feet to a point; thence N 47 deg. 43' W along the line of Huntington Park, Section 1, 224.4 feet to a point; thence N 3 deg. 05' E along the line of Huntington Park, Section 1, 113.0 feet to a concrete monument, the point of beginning, containing 131.0 acres, more or less.

Being part of the same property conveyed to Andrew Ewing, Trustee, by deed from Atlas Construction Company, of record in Book 3872, page 738, and by deed from Hallmark Construction Company, of record in Book 3872, page 744, Register's Office for Davidson County, Tennessee.

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 I do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except for 1970 Metro Taxes, Vendors' Liens of record in Book 3341, page 149, and Book 3503, page 432, Register's Office for said County; easements of record in Book 2338, page 226, and book 2375, page 221, and Book 2338, page 222, Register's Office for said County.

And I, Andrew Ewing, Trustee, do further covenant and bind myself, my successors and assigns to warrant and forever defend the title to the sail land to the said Murff Development Company, their successors and assigns against the lawful claims of all persons whomsoever, insofar as I, as Trustee, am authorized so to do, but no further or otherwise.

WITNESS my hand this 17th day of December, 1970.

Andrew Ewing, Trustee

Andrew Ewing, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Andrew Ewing, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of December, 1970.

Judy M. Butler
Notary Public

My Commission Expires:
5-21-73

CONV 263,500.00
JAN22F S'TAX A* 737.10
JAN22F PR'FEE A* .50
JAN22F M'DEED A* 4.50 * 742.10