I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $544,000.00 Affiant Frances M. Kelley
Subscribed and sworn to before me this 28th day of January 19 71
Deputy Register W. W. Williams

Map. 93-7
Par. 4-7-12-13-21-25
Map. 93-8
Par. 13
PW

D E E D

BOOK 4476 PAGE 452

WHEREAS, on the 1st day of January, 1971, THE SHELBY CORPORATION OF TENNESSEE, a Tennessee corporation with its principal place of business in Nashville, Tennessee, acting through its Board of Directors, passed a resolution dissolving the corporation and transferring to its sole stockholder, Tom Hardison, all of its assets, subject to liabilities, if any. In lieu thereof the sole stockholder, Tom Hardison, surrendered the entire issued and outstanding capital stock of The Shelby Corporation of Tennessee.

WHEREAS, it being the purpose of this instrument to convey to Tom Hardison all real estate with title vested in The Shelby Corporation of Tennessee.

This property is being transferred without consideration, other than that mentioned above, from The Shelby Corporation of Tennessee to Tom Hardison, and consists of certain tracts or parcels of land located in Davidson County, State of Tennessee, more particularly described as follows:

TRACT 1:
Being Lots Nos. 1 to 7, both inclusive, Block "K", on the Plan of Wood's Subdivision of the Blood Estate, of record in Book 161,page 82, Register's Office for said County, and also shown on the plan of record in Book 161, page 84, said Register's Office, and described as follows:

BEGINNING at the southwest corner of South First Street and Shelby Avenue; thence southerly along the westerly margin of South First Street, 997 feet to a point in the northerly right of way line of the L. & N. Railroad Spur Track; thence along said spur track line, northwesterly 287 feet to the easterly margin of a 25-foot alley; thence northerly along the easterly margin of said alley, 603.4 feet to the northerly right of way line of the Sparkman Street Bridge approach, said point being in the southerly line of the property conveyed to Nashville Bridge Company, as of record

Instrument prepared by:
J. C. Schutt
2006 Parkway Towers
Nashville, Tenn. 37219

Buyer
Tom Hardison
106 Ceplew Park Dr.
Nash. Tenn

Jay Bills
Seller

in Book 1195, page 427, said Register's Office; thence along said bridge approach line and the Nashville Bridge Company's line, easterly 8.8 feet to the southeast corner of the Bridge Company's property; thence along the Bridge Company's line and the rear line of Lots 2, 62 feet more or less to the corner of Lots 1 and 2; and continuing along the rear line of Lot No. 1, 75 feet to Shelby Avenue; thence easterly along the margin of Shelby Avenue 178 feet to the beginning.

TRACT 2:
Being part of Block "L" and all of Block "M" on the Plan of Wood's Subdivision of the Blood Estate, of record in Book 161, page 82, Register's Office for said County, and also shown on the plan of record in Book 161, page 84, said Register's Office, and described as follows:

BEGINNING at a point in the easterly margin of the L. & N. Spur Track right of way, 197 feet south of the southerly margin of Shelby Avenue, and being the southwest corner of the property conveyed to Nashville Bridge Company by deed of record in Book 1195, page 427, said Register's Office; thence southeasterly along said railroad spur track right of way, 526 feet more or less to the intersection of a 25-foot alley; thence northerly along the westerly margin of said alley, 563 feet to a point in the northerly line of the Sparkman Street Bridge approach; and in the south line of the Nashville Bridge Company property; thence along the northerly line of said Sparkman Street Bridge approach, south 43° 45' West 221.6 feet to the beginning.

TRACT 3:
Being the south 59.5 feet of the easterly part of Lot No. 5, and the easterly part of Lots 6, 7 and 8, Block J, on the Plan of Wood's Subdivision of the Blood Estate, as of record in Book 161, page 82, Register's Office for said County, and described as follows:

BEGINNING at a point in the easterly margin of South First Street, as widened, in the northwest corner of the land herein described; thence with the margin of said Street, southerly 307.9 feet more or less to a point; thence with a curve to the left having a radius of 315.6 feet a central angle of 50° 01.5' a distance of 275.6feet more or less to a point in the northerly margin of Davidson Street, as widened; thence easterly with the same, 178.8 feet more or less to a point; thence on a curve to the left having a radius of 330 feet a central angle of 2° 19' a distance of 13.3 feet more or less to a point in the westerly margin of a 15-foot alley; thence with the same northwardly 672.9 feet to a point; thence westerly 260 feet to the point of beginning.

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REGISTER
DAVIDSON COUNTY, TENN.

TRACT 4:
Being the southerly 3 feet of Lot No. 12, all of Lots 13 to 25, both inclusive, and parts of Lots 26 and 27, Block "I", on the Plan of Wood's Subdivision of the Blood Estate, as of record in Book 161, page 82, Register's Office for said County, and described as follows:

BEGINNING at a point in the westerly margin of South Second Street, at the southeast corner of part of Lot 12, Block I, conveyed to Nashville Bridge Company, by deed of record in Book 531, page 78, said Register's Office; thence southerly along the westerly margin of said Street, 726 feet to a point at the beginning of a curve; thence around said curve, southwesterly 76.3 feet to a point in the northerly margin of Davidson Street, as widened; thence with the same, westerly 147 feet to the intersection of the easterly margin of a 15-foot alley; thence with the margin of said alley, northerly 688.4 feet to a point; thence easterly 175 feet to the point of beginning.

TRACT 5:
Being the southwest corner of Lot No. 1, Block "E", part of an alley lying between Blocks "E" and "G", part of Lots Nos. 1, 2 and 3, Block "G", and that part of Benedict Street, as now closed, between Duncan Street and Riverside Drive as now located; on the Plan of Wood's Subdivision of the Blood Estate, as of record in Book 161, page 82, Register's Office for said County, and parts of Lots 10, 11, 12, 13, 14 and 15 of D. B. Cooper's Addition, as of record in Book 57, page 154, said Register's Office, all described together as follows:

BEGINNING at a point in the northerly margin of Davidson Street, as widened, at the westerly intersection of Interstate Highway I-65; thence with the margin of said Davidson Street, westerly 643 feet to a point; continuing with said Street, westerly 873 feet to a point at the beginning of a curve; thence around said curve, northwesterly 24 feet to a point in the easterly margin of South Second Street; thence with the margin of the same, northerly 410 feet to a point at the beginning of a curve; thence around said curve, northeasterly 40 feet to a point in the southerly margin of Crutcher Street; thence with the margin of the same, easterly 1605.9 feet to a point in the westerly boundary of Interstate Highway I-65; thence with the same, South 24° 33' East 222.7 feet to a point; thence South 11° 27' East 166.1 feet to the point of beginning.

TRACT 6:
Being Blocks "N" and "O" and the southerly part of the "J. R. Hanley Tract", as shown on the Plan of Wood's Subdivision of the Blood Estate, as of record in Book 161, page 82, Register's Office for said County, and described as follows:

JAN28	CONV	*	544,000.00	
JAN28	S'TAX		A* 1,414.40	
JAN28	PR'FEE		A* .50	
JAN28	W'DEED		A* 6.00	* 1,420.90

BEGINNING at a point in the southerly margin of the L. & N. Railroad right of way, at the northeast corner of a part of the J. R. Hanley Tract conveyed to Nashville Bridge Company, by deed of record in Book 1195, page 427, said Register's Office; thence along the Bridge Company's line, South 38-1/2° West 356.4 feet to the low-water mark of Cumberland River; thence along low-water mark of said River, as follows: South 59-1/2° East 103 feet, South 56-1/2° East 276 feet, South 59° 54' East 377 feet more or less to the corner of Blocks "O" and "P"; thence with the line between said blocks, North 35° 30' East 475 feet to a point in the south line of the L. & N. Railroad Spur Track; thence along the southerly line of said spur track, northwesterly 252.8 feet, and continuing along said spur track line in the same direction 250 feet more or less to the northwest corner of Block "N" and continuing with said spur track right of way northwesterly, along the northerly line of the Hanley lot, 313 feet to the beginning.

WITNESS our hand and seal this 26th day of January, 1971.

THE SHELBY CORPORATION OF TENNESSEE

By _____
Tom Hardison, President

Attest:

_____
J. C. Schutt, Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Tom Hardison and J. C. Schutt, the President and Secretary, respectively, of The Shelby Corporation of Tennessee, 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 26th day of January, 1971.

_____
Notary Public

My commission expires: May 4, 1974