BOOK 4510 PAGE 81

THIS INSTRUMENT PREPARED BY:
Don L. Smith, Attorney
American Trust Building
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
First American National Bank of Nashville (NAME)	First American National Bank of Nashville Attention: Jack Beadles	Map 106
426 Union Street (STREET ADDRESS OR ROUTE NUMBER)	426 Union Street (STREET ADDRESS)	Pt Pcl. 120
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	pw

For and in Consideration of the sum of - - - -ONE HUNDRED FORTY FOUR THOUSAND and NO/100- - - - - - - - - - - - - ($144,000.00)- - - - - - - *DOLLARS*, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

JUN 11 CONV 90,000.00
JUN 11 CONV 54,000.00
JUN 11 S TAX A* 374.40
JUN 11 PUTFEE A* .50
JUN 11 WDEED A* 6.00 * 380.90

LIFE AND CASUALTY INSURANCE COMPANY OF TENNESSEE

has ~~have~~ *bargained and sold, and by these presents* does ~~do~~ *transfer and convey unto the said* FIRST AMERICAN NATIONAL BANK OF NASHVILLE, its successors ~~heirs~~ *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being a tract of land in the 6th Civil District of Davidson County, Tennessee, described by survey of Parrish-Ragan, Inc., dated April 27, 1971, as follows:

Being Section 4 of The Plus Park, of record in Plat Book ____, page ___, R.O.D.C., Tennessee, more particularly described as follows:

Beginning at a concrete monument in the southeasterly intersection of Murfreesboro Road, U.S.41 and 70S, and Plus Park Boulevard, recorded in Section 1, The Plus Park, Book 4300, page 77, R.O.D.C., Tennessee; thence

With the southerly margin of Murfreesboro Road S 51° 56' E, a distance of 51.29 feet to a concrete monument; thence

Continuing along said southerly margin with a 1991.90' radius curve to the left a distance of 88.71 feet to an iron stake; thence

Leaving said margin S 35° 30' 54" W, a distance of 226.84' to an iron stake; thence

N 55° 49' 36" W, a distance of 129.91 feet to an iron stake in the easterly margin of Plus Park Boulevard, recorded in Book 4300, page 77, R.O.D.C., Tennessee; thence

Along said easterly margin with a 500.71' radius curve to the right a distance of 215.00' to a concrete monument; thence

Continuing along said margin with a 25.00' radius return to the right a distance of 39.27' to the beginning, and containing 36,000 square feet, or 0.826 acres.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $144,000.00

Affiant

Subscribed and sworn to before me, this the 11th day of June, 19 71

Notary Public

My commission expires: Feb. 1, 1972
(Affix Seal)

Being a part of the same property conveyed to Life & Casualty Insurance Company of Tennessee, by the State of Tennessee, as of record in Deed Book 4429, page 161, Register's Office of Davidson County, Tennessee.

Grantee shall notify the Grantor in writing at Grantor's address by registered mail of its intention to sell, convey or transfer the property or cause it to be transferred and said notice shall state the amount it has been offered for the property, the price, the terms, the conditions of the proposed sale and the name of the proposed buyer; and for a period of sixty (60) days from and after the receipt of notice as evidenced by the signature on the receipt, Grantor shall have the exclusive right and option to purchase such property or portion thereof proposed to be sold or transferred by Grantee for the same price and upon the same terms and conditions stated in the notice. So long as First American National Bank of Nashville shall have any interest in the property, exclusive of a security interest, the property shall be used only for a branch banking facility and for no other use

unimproved (X)
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 First American National Bank of Nashville, its successors ~~heirs~~ *and assigns, forever.*

And it does ~~do~~ *covenant with the said* First American National Bank of Nashville *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except public utility and drainage easement, sewer easement, 15-foot building setback line from Murfreesboro Pike and Plus Park Boulevard, and owner's certificate as shown on plan of The Plus Park, Section Four, as of record in Book ____, page ____, Register's office for Davidson County, Tennessee. Easement for construction of a trunk sanitary sewer, granted to the City of Nashville, of record in Book 3533, page 433, Register's office for Davidson County, Tennessee.

And Life and Casualty Insurance Company of Tennessee does *further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* First American National Bank of Nashville, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness its *hand this* 17th *day of* May, *19*71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

LIFE & CASUALTY INSURANCE COMPANY OF TENNESSEE

BY: Harvey Sutton
Vice President (Title)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

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, Argie L. Stansell, *a Notary Public of the State and County aforesaid, personally appeared* Barrett Sutton, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Life & Casualty Insurance Company of Tennessee, *the within named bargainor, a corporation, and that he as such* Vice President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 17th *day of* May, *19* 71.

Argie L. Stansell
Notary Public

Commission Expires August 1, 1971.

ARGIE L. STANSELL NOTARY PUBLIC DAVIDSON COUNTY, TENN.