WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO. BOOK 4535 PAGE 573

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
B & V Enterprises (NAME)	Home Federal Savings & Loan (NAME)	12T 2.525a
1103 Bell Grimes Lane (STREET ADDRESS OR ROUTE NUMBER)	L & C Tower (STREET ADDRESS)	Map 41-12
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	pa. 163 SH

Mail-7

For and in consideration of the sum of Ten and no/100 ($10.00)

DOLLARS

Cash in hand paid by B & V Enterprises, a corporation, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, including the grantees agreement to assume and pay the balance of a deed of trust note, secured by a deed of trust to Charles Nelson, Jr., of record in Book 4465, Page 865, RODC., Tennessee.

Gaines & Gaines Construction Company, Inc. **have bargained and sold, and by these presents do transfer and convey unto the said** B & V Enterprises, a corporation **its successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

TRACT I: Land in Davidson County, Tennessee, being part of Tract No. 7 marked reserved for Commercial as of record in Book 2133, page 125, Register's Office for said County, described according to an unrecorded plan made by Hickerson & Pleasant Engineers Co., dated May 24, 1967, as follows;

Beginning on the southerly margin of Bell Grimes Lane at the northeasterly corner of Lot No. 11; thence with the southerly margin of Bell Lane, south 85 deg. 11' east 8.74 feet; thence with the southerly margin of Bell Lane 125 feet, more or less; thence south 4 deg. 52' west 223.64 feet; thence south 87 deg. 22' west 201.56 feet; thence northerly 252.96 feet to the beginning.

Being part of the real property conveyed to Gaines and Gaines Construction Company, Inc., by deed from Lewis Gaines and W. E. Batey, as of record in Book 3922, page 496, Register's Office For Davidson County, Tennessee.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $5018.58 Affiant John R. Gordon

Subscribed and sworn to before me this 5th day of Sept 1971

Deputy Register C. W. Williams

This is {unimproved ( ) / improved (X)} property, known as 1103 Bell Grimes Lane (House Number) (Street) Madison P. O. Address: (City or Town) (Postal Zone)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness hand this 9 **day of** September, 19 71

Gaines & Gaines Construction Company, Inc

BY: Lewis Gaines Pres

BY: W E Batey Sec

THIS INSTRUMENT PREPARED BY:
S. Ralph Gordon
404 James Robertson Parkway
Parkway Towers
Nashville, Tennessee 37219

BOOK 4535 PAGE 574

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Renee Lester a Notary Public in and for said County and State, the within named Lewis Gaines and Joe Gaines

the bargainors, 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 30th day of August 1971.

Commission expires 12/8/71

Renee Lester
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Renee Lester, a Notary Public within and for the State and County aforesaid, personally appeared Lewis Gaines & and Joe Gaines with whom I am personally acquainted and who upon (their several oaths) (his oath) (himself) (themselves) acknowledged to be the President and Secretary-Treas. respectively of the Gaines & Gaines Const. Co. Inc. the within named bargainor, a corporation, and that (he) (they) as such Lewis Gaines President and Joe Gaines Secty. being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Lewis Gaines as such Pres. & Secty, and attesting the same by the said Lewis Gaines as such Pres. & Secty.

Witness my hand and official seal at office at Nashville, Tenn on this the 30th day of August, 1971

My commission expires 12-8-71

Renee Lester
Notary Public

WARRANTY DEED

FROM Gaines & Gaines Construction Company, Inc.

TO B & V Enterprises

B 29948

IDENTIF. REFERENCE

SEP 9 2 24 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP-9	CONV	51,018.58			
SEP-9	STAX		A*	132.60	
SEP-9	PBFEE		A*	.50	
SEP-9	WDEED		A*	4.00	* 137.10