BOOK 4558 PAGE 842

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Learning Tree, Inc. % John Sevier (NAME:)	SAME (NAME:)	Map 133-15 P/O Par. 112
224 Dennis Dr. - Rt # 4 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- *DOLLARS*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged

DEC-7E	CONV	26,000.00			
DEC-7E S'TAX			A*	67.60	
DEC-7E PR'FEE			A*	.50	
DEC-7E	W'DEED		A*	8.00	* 76.10

This Instrument Was Prepared By

Phillip Saindon (emp)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

We, Jerry M. Turrentine, F. Compton Wallace, Joe D. Williams, and Hardin Conn, Jr., *have bargained and sold, and by these presents do transfer and convey unto the said* Learning Tree, Inc., 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:*

Being Lot 4 on the Plan of Welshwood Park, Section 5, as of record in Book 4470, page 117, Register's Office Davidson County, Tennessee.

Beginning at a concrete monument lying on the northerly margin of Welshwood Drive, said concrete monument further described as lying 236.70 feet from the return point at the intersection of Corning Drive and Welshwood Drive and also as lying on the easterly property line of Elysian Park as of record in Book 2331, page 32, Register's Office Davidson County, Tennessee; thence running with the said easterly property line of Elysian Park, north 3° 57' east a distance of 281.28 feet to a concrete monument, said concrete monument being further described as being the southwest corner of the Mary Hicks Proctor Property; thence leaving the said easterly property line of Elysian Park and running with the southerly line of the said Mary Hicks Proctor Property south 86° 15' 55" east a distance of 205.0 feet to a point, said point further described as lying north 86° 15' 55" west a distance of 84.08 feet from a concrete monument lying on the northerly property line of the Reserve Parcel "D" on the Plan of Welshwood Park as of record in Book 4300, page 6, Register's Office, Davidson County, Tennessee; thence leaving the southerly line of the said Mary Hicks Proctor Property south 4° 24' 30" west a distance of 273.86 feet to a point lying on the northerly margin of Welshwood Drive; thence running with the said northerly margin of Welshwood Drive around a curve, having a radius of 419.75 feet, to the left a distance of 205 feet to the point of beginning, containing 1.26, more or less, acres.

(Continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,000.00

Affiant

Subscribed and sworn to before me, this the 20 day of December, 19 71

Notary Public

My commission expires: 8-24-74 (Affix Seal)

Rec'd 12-6-71

Being part of the property conveyed to Jerry M. Turrentine, F. Compton Wallace, Joe D. Williams, and Hardin Conn, Jr., by deed from William O. Lee, Trustee, of record in Book 4476, page 653, Register's Office for Davidson County, Tennessee.

Grantors to pay 1971 taxes.

unimproved (✓)
This is improved ( ) property, known as ..... Welshwood Dr. ..... Nashville, Tenn.
(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 Learning Tree, Inc., its successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* Learning Tree, Inc., *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, Jerry M. Turrentine, F. Compton Wallace, Joe D. Williams, and Hardin Conn, Jr., *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Learning Tree, Inc., its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 20 *day of* November, *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.*

Jerry M Turrentine
F Compton Wallace
Joe D Williams
Hardin Conn Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Woody Anderson, *a Notary Public in and for said County and State, the within named* Jerry M. Turrentine, F. Compton Wallace, Joe D. Williams, and Hardin Conn, 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* 20th *day of* November, *19* 71.

Woody Anderson, *Notary Public.*

Commission Expires 8-27-74.

STATE OF _____
COUNTY OF _____

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

_____

_____

*the bargainor*s*, 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 _____.

WARRANTY DEED

FROM

JERRY M. TURRENTINE, ET ALS

TO

LEARNING TREE, INC.,

A Tennessee Corporation

B 40327

IDENTIF. REFERENCE

DEC 7 8 34 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

PEDIGO & SAINDON

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