This instrument prepared by :. Thomas C. Scott, Attorney, 1406 Nashville Bank & Trust Building, Nashville, Tenn.,37201

3

WARRANTY DEED

BOOK 4610 PAGE 297

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deffet Tennessee Partners, Ltd.	same	
(NAME:) P. O. Box 3777, Beechwood Station	(NAME:) same	161
(STREET ADDRESS OR ROUTE NUMBER) Columbus, Ohio 43229	(STREET ADDRESS) same	9 08 pw
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND 00/100 ($10.00) *DOLLARS*

cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Brentwood East Company, an Indiana limited partnership, hereinafter referred to as Grantor,

B 6 3 4 7 0

T

IDENTIF. REFERENCE

JUN 14 3 25 PM '72

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

JUN 14 72	CONV	270,000.00			
JUN 14 72 S TAX			A*	702.00	
JUN 14 72 PR FEE			A*	.50	
JUN 14 72	W DEED		A*	6.00	* 708.50

has bargained and sold, and by these presents do transfer and convey unto the said Deffet Tennessee Partners, Ltd., hereinafter referred to as Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, according to a survey made by Hart, Freeland, Roberts, Inc., dated June 5, 1972, being designated as Tract #1 on said survey, described as follows:
BEGINNING at a concrete monument in the West Margin of Nolensville Road, said point being the southeast corner of Kingswood Park Subdivision as of record in Book 2900, page 70, thence along the west margin of Nolensville Road S14° 05' E, a distance of 210.0 feet to an iron pin; thence N 83° 59' W, a distance of 532.43 feet to an iron pin;thence S 14° 05' E, a distance of 431.23 feet to an iron pin; thence N 88° 37' W, a distance of 615.00 feet to an iron pin; thence S 80° 51' W, a distance of 1,152.00 feet to an iron pin; thence N 07° 06' E, a distance of 931.35 feet to a point;thence N 36° 22' E, a distance of 25.66 feet to a point in the southerly margin of said Kingswood Park Subdivision; thence along the southerly margin of Kingswood Park Subdivision S 83° 59' E, a distance of 2,006.33 feet to the point of beginning and containing 30.0 acres.
Safe, less and except therefrom that small tract of land conveyed to William O. Lee, Trustee, by deed from Tom McMurray and wife, of record in Book 3856, page 465, Register's Office of Davidson County, State of Tennessee, described as follows:
Land in the 6th Civil District of said County and State, described according to a survey made by Don Shanklin Surveyor, January 12, 1965, as follows:
BEGINNING at a post at the southwest corner of Parcel "C", Reserved, on the Plan of Kingswood Park, of record in Book 2900, page 70, Register's Office

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 270,000.00

Subscribed and sworn to before me, this the 12 day of June 19 72

James L. Hodge Jr
Affiant

My commission expires: My Commission Expires June 11, 1974
(Affix Seal)

Notary Public

for said County; thence south 5° west 22.15 feet; thence north 34° east 25.95 feet; thence north 87° 04' west 12.55 feet to the beginning.

Being a portion of certain property devised to Tom McMurray, as devisee under the will of Sarah Tate McMurray, deceased as of record in Will Book 97, page 398, County Court Clerk's Office for Davidson County, Tennessee, and being part of the property conveyed by said Tom McMurray to Brentwood East Company by deed recorded in Book _____, page _____, Register's Office of Davidson County, State of Tennessee.

Said conveyance being subject to:

1. Taxes for the year 1972 which the Grantee assumes and agrees to pay.
2. Easement of record in Book 4033, page 486, Register's Office for Davidson County, Tennessee.
3. Rights of usuage, if any, remaining from an expired easement recorded in Book 3901, page 906 said Register's Office.

This is unimproved (X) 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 Deffet Tennessee Partners, Ltd. its successors ~~heirs~~ *and assigns, forever.*

And grantor does *covenant with the said* Deffet Tennessee Partners, Ltd. *that* it is *lawfully seized and possessed of said land in fee simple;* has *a good right to convey it, and the same is unencumbered.* except as aforesaid.

And Brentwood East Company does *further covenant and bind* itself and its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Deffet Tennessee Partners, Ltd. its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 12th *day of* June, 1972 *the* ~~corporate seal~~, *if any, having caused its name to be signed hereto by its* ~~duly authorized officers~~ *on said day and date.*

grantor

general partner

BRENTWOOD EAST COMPANY

BY: Its general partner, Justus Investment Company, an Indiana general partnership

BY: Walter G. Justus

Walter G. Justus, general partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Frank L. Turner, a Notary Public in and for said County and State, the within named Walter D. Foster

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 12 day of June, 1972.

Frank L. Turner, Notary Public.

My Commission Expires June 11, 1974

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, ..., 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.....