BOOK 4635 PAGE 278

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Seventy-Forty Corp. (NAME:)	Same (NAME:)	
719 Main St (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	41-16
Nash Ville (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	58 Pt

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.

SEP-7??	CONV	30,000.00			
SEP-7??S'TAX			A*	78.00	
SEP-7??PR'FEE			A*	.50	
SEP-7??	W'DEED		A*	8.00	* 86.50

This Instrument Was Prepared By

Phillips Saindon (emp)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

We, E. Harold Edwards and F. Compton Wallace,

/ *have bargained and sold, and by these presents do transfer and convey unto the said* Seventy-Forty Corporation, 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:*

Land in Davidson County, Tennessee, more particularly described as follows:

Beginning at a concrete monument located north 86° 33' west 150.0 feet from the intersection of the south margin of Tuckahoe Drive and the west margin of Dickerson Pike; thence with the west boundary of service station lot south 3° 27' 175.0 feet to a concrete monument; thence along the north boundary of lot No. 2 of said resubdivision north 86° 33' west 25.0 feet to a concrete monument, the northwest corner of said lot No. 2; thence along the west boundary of said Lot No. 2, south 3° 27' west 232.19 feet to an iron pin, said pin being the southeast corner of said described lot No. 1; thence along the south boundary of said described lot No. 1 north 86° 29' 41" west 215.98 feet to a concrete monument, said monument being the southwest corner of said described lot No. 1; thence along the east boundary of Bellshire Estates, Section 5, as recorded in Book 2133, page 114, north 2° 18' 21" east 396.98 feet to a concrete monument located in the southerly margin of Tuckahoe Drive; thence along said southerly margin running in an easterly direction north 88° 57' east 29.70 feet to a concrete monument; thence continuing along same said southerly margin with a curve to the right 197.50 feet to a concrete monument; thence continuing along said southerly margin south 86° 33' east 22.00 feet to the point of beginning, containing 2.14 acres more or less by survey of Harold Morris, Tennessee Register No. 223, June 2, 1972.

(Continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 7th day of Sept 1972

Affiant

My commission expires:

(Affix Seal)

Notary Public

Being part of the same property conveyed to E. Harold Edwards and F. Compton Wallace by deed from High Hopes, Inc., a Tennessee corporation, of record in Book 4609, page 304, Register's Office for Davidson County, Tennessee.

Included in the above description but to be excluded therefrom is an Ingress-Egress Easement, more particularly described as follows:

Beginning at a monument located north 86° 33' west 150.0 feet from the intersection of the south margin of Tuckahoe Drive and the west margin of Dickerson Pike; thence with west boundary of service station lot south 3° 27' 175.0 feet to a monument; thence along the north boundary of Lot No. 2 of said resubdivision north 86° 33' west 25.0 feet to a monument, the northwest corner of said Lot No. 2; thence along the east boundary of Lot No. 1 of said resubdivision north 3° 27' east 175.0 feet to a point; thence with a curve to the right along south margin of Tuckahoe Drive 3.00 feet to a monument; thence with south margin of Tuckahoe Drive south 86° 33' east 22.0 feet to the beginning, containing 4,375 square feet or 0.1 acre more or less by survey of Harold Morris, Tennessee Register No. 223, June 2, 1972.

Said above easement is subject to overflow system as of record in Book 4093, page 197, Register's Office for Davidson County, Tennessee.

unimproved ( )
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 Seventy-Forty Corporation, its successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* Seventy-Forty Corporation *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, E. Harold Edwards and F. Compton Wallace, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Seventy-Forty Corporation, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever. Witness* our hands *this* 12 *day of* June, 19 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

E. Harold Edwards

F. Compton Wallace

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Moody Anderson, *a Notary Public in and for said County and State, the within named* E. Harold Edwards and F. Compton Wallace,

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* 12 *day of* June, *19* 72.

Moody 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....., 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

E. HAROLD EDWARDS, ET AL

TO

SEVENTY-FORTY CORPORATION,

A Tennessee Corporation

B 7.4 8 3 7

IDENTIF. REFERENCE

SEP 7 10 33 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

PEDIGO & SAINDON