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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5000.00

Murphree Realty Company
By: _____
Affiant President

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF December 19 72.

_____
Notary Public

MY COMMISSION EXPIRES: May 8, 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Murphree Realty Company, 212 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Triangle Ranchlands, Inc. (NAME)	Same (NAME)	34-14
212 Stahlman Building (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	69-76-
Nashville, Tennessee 37201 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	70 34-13

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Murphree Realty Company, a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Triangle Ranchlands, Inc., a Tennessee corporation,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Two parcels of land in the 11th Civil District of Davidson County, Tennessee, as follows:

Parcel I: Being a parcel of land as shown on a survey by Barge, Waggoner and Sumner, Inc., dated August 30, 1962, containing 1.4 acres, more or less, to which survey reference is here made for a more complete description.

Parcel II: Being three parcels of land known as Parcel A, Aurora Avenue; Parcel B, Bain Drive, Parcel D, Dinwiddie Drive; and Parcel at east end of Dinwiddie Drive, west side of Railroad, on the Plan of Stanley Heights, as of rexord in Book 3300, page 74, Register's Office for said County, to which plan reference is here made for a more complete description.

Being part of the property conveyed to Murphree Realty Company, formerly Oak Hill Land Company, by deed from J. E. Stanley and wife, as of record in Book 3346, page 163, and by Charter Amendment as of record in Book 3845, page 984, said Register's Office.

This conveyance is made subject to restrictions of record in Book 3405, page 286, and the recorded Plan which shows certain easements and set-back lines, and an Owner's Certificate.

unimproved (X)
This is improved ( ) property, known as _____ Madison, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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.

IN WITNESS WHEREOF, Murphree Realty Company has caused this instrument to be executed by its duly authorized officer on this the 13th day of December, 1972.

MURPHREE REALTY COMPANY

By: John W. Murphree
President

STATE OF TENNESSEE
Davidson County

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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___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Virginia E. Mitchell, a Notary Public within and for the State and County aforesaid, personally appeared John W. Murphree and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Murphree Realty Company the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said John W. Murphree as such President

Witness my hand and official seal at office at Nashville, Tennessee on this the 13th day of December, 19 72

My commission expires May 8, 1973

Virginia E. Mitchell
Notary Public

WARRANTY DEED

FROM

MURPHREE REALTY COMPANY

TO

TRIANGLE RANCHLANDS, INC.

B 8 8 4 9 3

IDENTIF. REFERENCE

DEC 20 1 35 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 20 72	CONV	*5,000.00			
DEC 20 72	S'TAX		A*	13.00	
DEC 20 72	PR'FEE		A*	.50	
DEC 20 72	W'DEED		A*	4.00	* 17.50