Prepared By:
Don L. Smith, Attorney
American Trust Building
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4713 PAGE 303

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Belz-McDowell Properties, a Joint Venture	same	164
(NAME:) P.O. Box 149	(NAME:) same	132-173
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn. 37202	(STREET ADDRESS) Same	201 Part
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ninety-One Thousand One Hundred Twenty ($91,120.00) ---------- *DOLLARS* cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption of the unpaid balance on a note dated August 11, 1972, payable to the order of Garland Turner, Trustee in the original principal sum of Three Hundred Thirty-Nine Thousand Six Hundred ($339,600.00) Dollars and secured by a Vendors Lien retained in an Installment Deed from Garland Turner, Trustee to McDowell Development Corporation of record in Book 4628, page 45, Register's Office, Davidson County, Tennessee.

McDowell Development Corporation, a Tennessee corporation, ---------- *have bargained and sold, and by these presents do transfer and convey unto the said* Belz-McDowell Properties, a Joint Venture, its successors, ---------- *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT NO. 1: A tract of land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Parrish-Ragan, Inc., Job No. 72-117, dated June 29, 1972, as follows:
Beginning at an iron pin on the southerly margin of existing Old Hickory Boulevard, said point also being on the common line of the aforesaid property and the now or formerly Evelyn A. and V. J. Johnson property, thence; in a northeasterly direction with a 1095.9' radius curve to the right having an arc length of 317.0' to a point, thence; N 51° 06' E a distance of 324.8' to an iron pin, thence; N 56° 49' E a distance of 100.5' to an iron pin, thence; N 51° 06' E a distance of 175.0' to an iron pin, thence; S 81° 07' E a distance of 169.8' to an existing R/W monument on the southerly margin of Murfreesboro Road, U.S. 41 & U.S. 70S, thence; with the southerly margin of Murfreesboro Road, U.S. 41 & U.S. 70S, 45° 10' E a distance of 105.5' to an existing iron pin, thence; with a 3885.0' radius curve to the left having an arc length of 222.05' to an existing iron pin, thence; leaving said margin on common line between the aforesaid properties S 57° 40' W a distance of 687.0' to an existing iron pin, thence; N 85° 58' W a distance of 494.2' to the point of beginning and containing 7.94 acres, more or less.
TRACT NO. 2: A tract of land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Parrish-Ragan, Inc., Job No. 72-117, dated June 29, 1972, as follows:
Beginning at a concrete monument on the southerly margin of Murfreesboro Road, U.S. 41 & 70S, said concrete monument being on common line between

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
The actual consideration or value whichever is greater, for this transfer is $30,720.00
Affiant
Subscribed and sworn to before me, this the 1st day of June, 1973
Notary Public
My commission expires: November 13, 1973

point, thence; on common line between aforesaid property and Ira J. Estes, Sr., et ux, N 78° 46' E a distance of 243.6' to an iron pin, thence; S 3° 43' W a distance of 268.8' to a point, on the northerly margin of Old Hickory Blvd. (not built this date) thence; with said margin S 53° 54' W, a distance of 99.9' to a point, thence; S 51° 04' W a distance of 1440.0' to a point, thence; N 82° 58' W, a distance of 155.0' to a point on the northerly margin of Murfreesboro Road, U.S. 41 & U.S. 70S, thence; with said margin N 48° 35' W, a distance of 279.0' to a point, thence; with a 3870.0' radius curve to the left having an arc length of 135.06' to a point, thence; N 46° 40' 30" W, a distance of 69.7' to the point of beginning and containing 22.33 acres, more or less.

TRACT NO. 4: A tract of land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Parrish-Ragan, Inc., Job No. 72-117, dated June 29, 1972, as follows:

Beginning at an iron pin on the northerly margin of Murfreesboro Road, U.S. 41 & U.S. 70S, said iron pin also being on common line between the aforesaid property and the Davidson County Board of Education, recorded in Deed Book 1781, page 161, R.O.D.C., Tennessee, thence; in a northwesterly direction with a 3770.0' radius curve to the right having an arc distance of 7.55' to a point, thence; with said margin N 31° 02' W a distance of 206.0' to a point, thence; N 2° 39' E a distance of 160.0' to a point, said point being at the intersection of said margin and the southerly margin of Old Hickory Boulevard (not built this date), thence; with the margin of said Old Hickory Boulevard, N 51° 04' E a distance of 440.0' to a point, thence; N 45° 21' E a distance of 100.5' to a point, thence; N 51° 04' E a distance of 894.9' to a point, thence; leaving said margin on common line between the aforesaid property and the Ira J. Estes, Sr., et ux Property, S 3° 08' W a distance of 98.2' to a point, thence on common line between the aforesaid properties and the now or formerly Rufus B. Hunt, Jr., Property and The Third National Bank Property, S 4° 43' W a distance of 1468.6' to an iron pin, thence; on common line with the aforesaid Property and the Davidson County (quarry) Property as of record in Book 417, page 84, R.O.D.C., Tennessee, N 71° 54' W a distance of 316.0' to an iron pin, thence; on common line between the aforesaid property and the Davidson County Board of Education property as of record in Deed Book 200, page 534, and Deed Book 1781, page 161, R.O.D.C., Tennessee, N 25° 17' E a distance of 205.2' to an iron pin, thence; with the aforesaid properties and the southwesterly R.O.W. of the Tennessee Power Company (now T.V.A.) Easement as of record in Deed Book 437, page 38, R.O.D.C., Tennessee, N 46° 46' W a distance of 251.9' to a point, thence; crossing said R.O.W., N 4° 42' E a distance of 220.2' to a point, thence; crossing said R.O.W. again N 84° 18' W a distance of 335.0' to a point; thence; S 4° 42' W a distance of 268.8' to a point, thence; on common line between aforesaid property and the Davidson County Board of Education as of record in Deed Book 1781, page 161, R.O.D.C., Tennessee, S 48° 02' W a distance of 196.0' to the point of beginning, and containing 16.98 acres, more or less.

Being the property conveyed to McDowell Development Corporation by Deed from Garland Turner, Trustee of record in Book 4628, page 45, Register's Office, Davidson County, Tennessee. Grantor intends to convey by this conveyance all of the property owned by Grantor at this location.

This conveyance is subject to the following:

1) Easements granted State of Tennessee by right of way deeds from Stella G. Williams, of record in Book 2957, pages 329 and 331, Register's Office of Davidson County, Tennessee.

2) Easement granted Tennessee Power Co. by grant from A. W. Hutchinson and wife, of record in Book 437, page 38, Register's Office for Davidson County, Tennessee.

3) Easement for trimming and cutting trees to maintain ten-foot clearance for telephone lines on or adjacent to premises as set out in instrument between Stella G. Williams and Southern Bell Telephone and Telegraph Company, of record in Book 1113, page 528, Register's Office of Davidson County, Tennessee.

4) Easement granted United States of America for transmission line by grant from Stella G. Williams, of record in Book 2400, page 66, Register's Office of Davidson County, Tennessee.

5) Right of way easement granted Colonial Pipe Line Company by Stella G. Williams of record in Book 3619, page 533, Register's Office for Davidson County, Tennessee, and Book 4578, page 371, said Register's Office.

6) Perpetual easement for construction and maintenance of transmission lines granted United States of America by deed of record in Book 4417, page 692, Register's Office of Davidson County, Tennessee.

7) Easement for a septic tank and absorption field granted Humble Oil & Refining Company by deed of record in Book 4436, page 394, Register's Office of Davidson County, Tennessee.

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8) Lack of ingress and egress across certain lines more particularly identified in the deed to State of Tennessee, of record in Book 4091, page 476, Register's Office of Davidson County, Tennessee.

9) Lack of ingress and egress across certain lines more particularly identified in the deed to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4563, page 78, Register's Office of Davidson County, Tennessee.

aforesaid property and Section One, Mount View Shopping Center as of record in Book 4350, page 112, R.O.D.C., Tennessee, thence; leaving said margin on common line S 54° 07' W a distance of 342.3' to an existing iron pin, thence; S 38° 54' E a distance of 370.9' to an iron pin on westerly margin of existing Old Hickory Boulevard, thence; with said margin S 45° 23' W a distance of 48.3' to an iron pin, thence; S 51° 06' W a distance of 324.8' to a point, thence; with a 1205.9' radius curve to left having an arc length of 131.8' to a point, thence; S 49° 00' W a distance of 53.0' to an iron pin, thence; with a 1210.9' radius curve to the left having an arc length of 158.5' to a point, thence; S 38° 59' W a distance of 53.2' to an iron pin, thence; with a 1215.9' radius curve to the left having an arc length of 21.5' to an iron pin, thence; leaving the margin of existing Old Hickory Boulevard on common line between aforesaid property and now or formerly Evelyn A. and V. J. Johnson, Jr., N 85° 25' W a distance of 220.7' to a point, thence; N 85° 58' W a distance of 508.7' to a point, thence; N 85° 43' W a distance of 490.9' to a point, thence, N 83° 08' W a distance of 435.5' to an existing iron pin, thence; on common line between the aforesaid property J. E. Thompson Property, N 06° 10' E a distance of 1038.3' to an iron pin, thence; on common line between aforesaid property and now or formerly Charles A. Yancy Property and now or formerly Clayton O. Smith et ux Property, N 75° 27' E a distance of 1634.7' to an iron pin on the southerly margin of Murfreesboro Road U.S. 41 & 70S, thence; with said margin S 46° 40' 30" E a distance of 643.6' to an iron pin, thence; with a 3770.0' radius curve to the right having an arc length of 94.49' to a point, thence; S 35° 53' E a distance of 55.0' to the point of beginning and containing 60.43 acres, more or less. BOOK 4713 PAGE 306

TRACT NO. 3: A tract of land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Parrish-Ragan, Inc., Job No. 72-117, dated June 29, 1972, as follows:

Beginning at an iron pin on the northerly margin of Murfreesboro Road U.S. 41 & 70S, said iron pin also being on common line between the aforesaid and the Freight Local 480 property as of record in Book 4361, page 427, R.O.D.C., Tennessee, thence; on common line between aforesaid properties N 42° 34' E a distance of 817.1' to an existing iron pin, thence; on common line between aforesaid property and Wesley W. Huggins, et ux property and Thomas F. Pickard Property N 77° 39' E, a distance of 358.2' to a point, thence; N 74° 42' E a distance of 608.6' to a

This is unimproved ( ) 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 Belz-McDowell Properties, a Joint Venture, its successors, *heirs and assigns, forever.*

And it does *covenant with the said* Belz-McDowell Properties, a Joint Venture *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*, except as noted herein and 1973 taxes which are assumed by Grantee.

And it does *further covenant and bind* itself, its *heirs and representatives, to warrant and forever defend the title to the said land to the said* Belz-McDowell Properties, a Joint Venture, its successors, *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 1st *day of* June, *19* 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

McDOWELL DEVELOPMENT CORPORATION

By: [signature]

[signature] Sec-Treas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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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.....

....., Notary Public.

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, Rush R. Smith, a Notary Public of the State and County aforesaid, personally appeared Robert J. Gaines, with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the McDowell Development Corporation, the within named bargainor, a corporation, and that he as such Officer, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as President.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of June, 1973.

Rush R. Smith
Notary Public

Commission Expires My Commission Expires November 13, 1973

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IDENTIF. REFERENCE

JUN 1 2 53 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

McDOWELL DEVELOPMENT CORPORATION

TO

BELZ-McDOWELL PROPERTIES, a
Joint Venture

99,000.00 CONV JUN-12
99,000.00 CONV JUN-12
99,000.00 CONV JUN-12
99,000.00 CONV JUN-12
34,720.00 CONV JUN-12
A*1,119.82 JUN-12 ST TAX
A* .50 JUN-12 PR FEE
A* 12.00 JUN-12 W/DEED
* 1,132.32

Compliments of
Chicago Title Insurance Company
S. W. Corner Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE 37201