BOOK 4734 PAGE 450 mail to

This instrument prepared by:
BASS, BERRY & SIMS
1000 American Trust Building
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim Reed Chevrolet Company (NAME:)	SAME (NAME:)	Map 93-9
1512 Broadway (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 84
Nashville, Tenn. 37203 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten Dollars ($10.00)----------

---------- *DOLLARS*

cash in hand paid by Jim Reed Chevrolet Company, a Tennessee corporation, and other good and valuable consideration, the receipt of which is hereby acknowledged, Broadway Realty Company, a Tennessee corporation,

AUG-6 CONV 58,050.00
AUG-6 S'TAX A* 150.80
AUG-6 PR'FEE A* .50
AUG-6 W'DEED A* 8.00 * 159.30

.....has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* Jim Reed Chevrolet Company

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, being Lot No. 249 and the westerly 20 feet of Lot No. 248, on the Plan of McNairy's West Nashville Lots, as of record in Plan Book 1, page 15, and Minute Book "C", pages 136 and 137, Chancery Court at Nashville, Tennessee, described according to a survey made by George W. Watkins, Surveyor, December 8, 1952, as follows:

Beginning at a point on the southerly margin of Grundy Street at the northwest corner of the property conveyed to J. H. Reed, Jr., by deed from B. Haiman and wife, of record in Book 840, page 534, Register's Office for said County; thence with the southerly margin of said Grundy Street westwardly 100 feet 10 inches to the easterly margin of 15th Avenue North; thence with the easterly margin of said Avenue southwardly 77 feet 7 inches to the northerly margin of a 12-foot alley; thence with the northerly margin of said alley eastwardly 79 feet 8 inches to the southwest corner of said Reed property; thence with the western boundary line of said Reed property northwardly 97 feet 8 inches to the southerly margin of said Grundy Street, the point of beginning.

Being the same property conveyed to Broadway Realty Company by deed from Trella Murray Caillouette, a widow, dated December 12, 1968, of record in Book 4295, page 529, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $58,050.00

Subscribed and sworn to before me, this the 6th day of Aug 1973

My commission expires: 1-31-74
(Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 110 (House Number) 15th Avenue, North (Street) Nashville 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 Jim Reed Chevrolet Company its successors ~~heirs~~ *and assigns, forever.*

And Grantor does *covenant with the said* Jim Reed Chevrolet Company *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 for 1973 taxes which are prorated and assumed by Grantee.

And Grantor does *further covenant and bind* itself, its successors and assigns ~~heirs and representatives~~, *to warrant and forever defend the title to the said land to the said* Jim Reed Chevrolet Company its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 1st *day of* August, *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.*

BROADWAY REALTY COMPANY

By _____ President

ATTEST:

_____ Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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, Anna Peery, *a Notary Public of the State and County aforesaid, personally appeared* J. H. Reed, Jr., *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Broadway 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 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* Aug, *19* 73

Anna Peery
Notary Public

Commission Expires 1-31-74

NOTARIAL SEAL
PUBLIC
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Broadway REalty Company

TO

Jim Reed Chevrolet Company

C 18320

IDENTIF. REFERENCE

AUG 6 2 57 PM '73

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