Prepared by
Harold F. Fisher
401 Church Street
Nashville, Tenn.

BOOK 4903 PAGE 440

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Riadon & Powell Enterprises	Same	Map 43-10
(NAME)	(NAME)	Par. 70
P. O. Box 478		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hendersonville, Tn. 37075		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- Dollars,
and other good and valuable consideration, receipt of which is hereby acknowledged,

Turnkey of Nashville, Inc.
has ~~have~~ this day bargained and sold, and does ~~do~~ hereby transfer and convey unto the said Riadon & Powell Enterprises, a partnership, its (successors), ~~heirs~~ and assigns, certain real estate in Davidson County, Tennessee, as follows:

A tract of land in the 11th Civil District of Davidson County, Described according to a survey by Turner Engineers, dated April 18, 1968, as follows:

BEGINNING at an iron pin in the northerly margin of DuPont Avenue at the common corner of property conveyed to the Nashville Housing Authority by deed of record in Book 4414, page 364, and the herein described tract; thence leaving said Avenue with the line between said tracts N. 4° 48' East 480.67 feet to a point in the southerly line of the L. & H. Development Company property; thence with said Company's line South 87° 51' East 309 feet to an iron pin; thence; South 46° 42' East 50.03 feet to an iron pin; thence South 1° 59' West 300.00 feet to an iron pin; thence South 16° 33' East 79.11 feet to an iron pin; thence South 4° 48' West 92.00 feet to an iron pin in the Northerly margin of DuPont Avenue; thence with said Avenue North 85° 12' West, 419 feet to the point of beginning containing 4.4 acres, more or less.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $ 50,000.00
Subscribed and sworn to before me, this the 11th day of April, 1975
Affiant
My commission expires: 7/6/78 (Affix Seal)
Notary Public

Unimproved (X)
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Riadon & Powell Enterprises, a partnership, its (successors), ~~heirs~~ and assigns forever. grantor covenant that it is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

grantor further covenant ~~s~~ and bind ~~s~~ itself and its successors ~~heirs and representatives~~, to warrant and forever defend the title to said real estate to said (successors), heirs and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused ~~witness hand~~ this instrument to be signed this 11 day of April, 19 75, the ~~corporate party, if any, having caused its name to be signed hereto by its duly authorized officers~~ on said day and date.

Turnkey of Nashville, Inc.
By Norbert Hanell, Assistant Secretary

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], a Notary Public in and for said County and State, [illegible] the within named 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 11th day of April, 1975.

Katherine Cowan Notary Public

Commission expires 9/6/78

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.....

APR 11 75	CONV	50,000.00			
APR 11 75	S'TAX		A*	130.00	
APR 11 75	PR'FEE		A*	.50	
APR 11 75	W'DEED		A*	4.00	* 134.50

WARRANTY DEED

FROM

TO

C 93953

IDENTIF. REFERENCE

APR 11 2 23 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238