FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 605,191.00

William M. Kurst
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October, 19 75

Robert W. Eskew
Notary Public

MY COMMISSION EXPIRES: 2-8-77
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard D. Taylor, Atty., 300 Jas. Robertson Pkwy., Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sunny, Inc. (NAME)	SAME (NAME)	Map 104-5
1705 S. Horton St (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 250
Nashville Tn 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, The Most Rev. James D. Niedergeses, Bishop of the Roman Catholic Diocese of Nashville, Tennessee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sunny, 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:

Land in Davidson County, Tennessee, being Lots 1 to 5, and 8 to 12, and part of Lots 6 and 7, and an alley shown on the plan of E. C. Scruggs Subdivision of Lot 43, O. B. Hayes' Plan of record in Book 57, page 62, Register's Office for said county and more particularly described pursuant to a survey by Michael V. Holmes dated October 8, 1975 as follows:

Beginning at the southwest corner of 17th Avenue, South, formerly Addison Street, and Horton Street, formerly Weston Street; thence with the westerly margin of 17th Avenue, South, south 5 ° 29' 45" west, 314.95 feet to the northerly margin of a 15-foot alley; thence with the same north 85° 36' 45" west, 330.87 feet to a point in the easterly margin of 18th Avenue, South, formerly Lamar Street; thence with the margin of the same, north 5° 28' 29" east, 315.15 feet to the southeast corner of 18th Avenue, South, and Horton Street; thence with the margin of Horton Street, south 85° 34' 43" east, 330.98 feet to the point of beginning, containing 2.39 acres.

Being the same property vested in Joseph A. Durick, Roman Catholic Bishop of the Diocese of Nashville by deed from The Little Sisters of the Poor Home for the Aged, a Tennessee corporation of record in Book 4376, page 407, Register's Office for said County. The said Most Rev. Joseph A. Durick has been succeeded in office by the Most Rev. James D. Niedergeses, as Bishop of the Roman Catholic Diocese of Nashville.

This is unimproved ( ) improved (X) property, known as 1705 Horton Street, Nashville, 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.

Witness my hand this 24th day of October, 19 75

+ James D. Niedergeses
THE MOST REV. JAMES D. NIEDERGESES,
BISHOP OF THE ROMAN CATHOLIC DIOCESE
OF NASHVILLE, TENNESSEE

STATE OF TENNESSEE
Davidson County

BOOK 4964 PAGE 620

Personally appeared before me, Richard Quick, a Notary Public in and for said County and State, the within named Most Rev. James D. Niedergeses, Bishop of the Roman Catholic Diocese of Nashville, Tennessee

the 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 24th day of October, 19 75.

Commission expires January 29, 1977

Richard Quick
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

The Most Rev. James D. Niedergeses
Bishop of the Roman Catholic Diocese
of Nashville, Tennessee

TO

Sunny, Inc., a Tennessee corporation

D 21397

IDENTIF. REFERENCE

OCT 24 9 45 AM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 24 75	CONV	*	~~00~~605,191.00	
OCT 24 75	S'TAX		A* 1,573.52	
OCT 24 75	PR'FEE		A* .50	
OCT 24 75	W'DEED		A* 4.00	* 1,578.02