THIS INSTRUMENT PREPARED BY:

Alfred E. Abbey, Attorney
26th Fl., Life & Casualty Tower
Nashville, Tennessee 37219

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WARRANTY DEED

Address New Owner and Send Tax Bills To:

Third National Bank in Nashville
Third National Bank Bldg.
4th & Church Streets
Nashville, Tennessee 37244

Map-Parcel Number:

102-8-118

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by THIRD NATIONAL BANK IN NASHVILLE, a national banking association, hereinafter referred to as the "Grantee", and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned WIGGINS ASSOCIATES, a Georgia general partnership, composed of W. B. Wiggins, Jr., Richard J. Dora and Frank Pridgen, Jr., hereinafter referred to as the "Grantor", has bargained and sold, and by these presents does transfer and convey unto the said Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in the 8th, formerly the 12th, Civil District of Davidson County, Tennessee, being Tract C on the Plan of Wiggins Plaza, as of record in Book 4860, page 081, Register's Office for said County, and being more particularly described as follows:
>
> Beginning at a point in the northeasterly margin of Old Hickory Boulevard, having a right-of-way width of 60 feet, said point being at a monument in the southerly and westerly radius turnout at the intersection of Charlotte Pike and Old Hickory Boulevard; thence from SAID POINT OF BEGINNING, with the northeasterly margin of Old Hickory Boulevard, North 48° 32' West 165.00 feet to a point; thence, leaving said margin of Old Hickory Boulevard, North 41° 28' East 170.00 feet to a point; thence South 48° 32' East 190.00 feet to a point in the northwesterly margin of Charlotte Pike,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 130,000.00

Subscribed and sworn to before me, this the 15th day of April 1976

Affiant

My Commission expires: April 17, 1976 (Affix Seal)

Notary Public

having a right-of-way width of 80 feet; thence, with the northwesterly margin of Charlotte Pike, South 41° 28' West 145.00 feet to a monument in the radius turnout; thence, with the radius turnout to the right of 25 feet, a distance of 39.27 feet to the point of beginning; containing 0.738 of an acre, more or less.

Being part of the property conveyed to Wiggins Associates by deed from Madge A. Jackson, of record in Book 4831, page 792, Register's Office for Davidson County, Tennessee.

Together with and subject to the terms, provisions and conditions of that certain Reciprocal Easement Agreement, dated December 30, 1975, by and between The First National Bank of Boston, Successor Trustee of General Motors Hourly Rate Employees' Pension Trust under Agreement dated October 1, 1950, as amended, and Wiggins Associates, of record in Book 4984, page 80, Register's Office for Davidson County, Tennessee. By acceptance of this deed, Grantee hereby assumes and agrees to perform the obligations of Grantor under said Reciprocal Easement Agreement with respect to the property conveyed hereunder.

Subject to all zoning restrictions and requirements of the Metropolitan Planning Commission for Nashville and Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

AND the Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as herein set out.

AND the Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

As herein 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 the signature of the duly authorized general partner of the Grantor, this 30th day of December, 1975.

WIGGINS ASSOCIATES

BY: _____
General Partner

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STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Janice E. McClendon a Notary Public in and for said County and State, the within named R. J. Wiggins, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as a general partner of Wiggins Associates, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of December, 1975.

Janice E. McClendon
Notary Public

My Commission Expires: Aug. 17, 1976

NOTARY PUBLIC DAVIDSON COUNTY

D 3 2 2 5 9

IDENTIF. REFERENCE

JAN 15 11 45 AM '76

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

JAN15 76	CONV	90,000.00			
JAN15 76	CONV	40,000.00			
JAN15 76	S'TAX		B*	338.00	
JAN15 76	PR'FEE		B*	.50	
JAN15 76	W'DEED	-3-	B*	6.00	* 344.50