Prepared by Frank King Atty
24th Floor
1st & Commerce Center Trust Bldg

# WARRANTY DEED

BOOK 5100 PAGE 690

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Hughes' Quik-Chek Superette, Inc. | | 9W 1190 |
| (NAME:) 310 17th Ave., North | (NAME) Same | 92-12-128 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, TN | (STREET ADDRESS) | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* ----------

Ten and No/100----------($10.00)----------*Dollars,*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid principal balance owing on a note in the original amount of $45,000.00 to First American National Bank of Nashville, secured by a Deed of Trust to William K. Beasley, Trustee, of record in Book 4690, Page 794, Register's Office for Davidson County, Tennessee,

We, John L. Hughes and wife, Margaret B. Hughes,

*have this day bargained and sold, and do hereby transfer and convey unto the said*

Hughes' Quik-Chek Superette, Inc., a Tennessee corporation, its

*(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

BEING Lot No. 311 on the Plan of Boyd Home Tract, of record in Book 21, Page 39, Register's Office for said County.

SAID Lot fronts 50 feet on the Southerly side of Patterson Street and runs back between parallel lines, along the Easterly margin of 17th Avenue, 170 feet to an alley.

BEING part of the same property devised to John L. Hughes by will of C. A. Hughes, Sr. of record in Will Book 101, Page 285, County Court of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 0.00

Subscribed and sworn to before me, this the 23 day of Dec 19 76

My commission expires: 5-27-79 (Affix Seal)

Affiant John L Hughes

Notary Public

This is improved (XX) unimproved ( ) property, known as 310 17th Avenue, North, Nashville, Tennessee
(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*

Hughes' Quik-Chek Superette, Inc., a Tennessee corporation, its

*(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as herein mentioned.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, its *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* S *this* 23 *day of* Dec *19* 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John L Hughes

Margaret B. Hughes

BOOK 5100 PAGE 691

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ....., a Notary Public in and for said County and State, John L. Hughes and wife, Margaret B. Hughes,

the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ..... Nashville, Tennessee
this 23 day of December, 19 76

Commission expires 5-27-79

FRANK S. KING, JR. NOTARY PUBLIC STATE OF TENNESSEE LAW

Notary Public

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.....

| | | | | | |
|---|---|---|---|---|---|
| DEC28'76 | CONV | 20,000.00 | | | |
| DEC28'76 | S'TAX | | B* | 52.00 | |
| DEC28'76 | PR'FEE | | B* | .50 | |
| DEC28'76 | W'DEED | | B* | 4.00 | * 56.50 |

WARRANTY DEED

FROM

JOHN L. HUGHES, ET UX,

TO

HUGHES' QUIK-CHEK SUPERETTE, INC.

D 82855

IDENTIF. REFERENCE

DEC 28 9 57 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238