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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 121,500.00

Pat Baimbridge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 1977

Gail Vick
Notary Public

MY COMMISSION EXPIRES: 2/23/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Chance Allen, 1451 Elm Hill Pike, Nashville, Tennessee 37210
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joyce Construction Co., Inc. (NAME)	Same (NAME)	97-8
General McArthur Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	48
Brentwood, TN 37027 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	AW

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, BG Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joyce Construction Company, Inc.

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 Lot 281 on the Plan of Lake Park, Section 10, as of record in Book 4955, page 65, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to BG Corporation by Quitclaim Deed from Lake Enterprises, Inc., a Tennessee Corporation of record in Book 5034, page 965, Register's Office for Davidson County, Tennessee

This is { unimproved ( ) improved ( ) } property, known as _____
(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 our hand S this 3rd day of MARCH, 1977

BG Corporation

By: Robert J. Baltz, Jr. President

Don L. Gaines, Secretary

STATE OF TENNESSEE
Davidson County

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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___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, R. Chancellor Allen, a Notary Public within and for the State and County aforesaid, personally appeared Robert J. Baltz, Jr. and Don L. Gaines with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Secretary respectively of the BG Corporation the within named bargainor, a corporation, and that (he) as such President and (they) Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert J. Baltz, Jr. as such President, and attesting the same by the said Don L. Gaines as such Secretary.

Witness my hand and official seal at office at Nashville on this the 23rd day of March, 19 77.

My commission expires JANUARY 31, 1981

L. Chancellor Allen
Notary Public

R. CHANCELLOR ALLEN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
BG Corporation

TO
Joyce Construction Company, Inc.

D 97653

IDENTIF. REFERENCE

APR 7 1 48 PM '77

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

APR-77	CONV	12,500.00			
APR-77	S'TAX		B*	32.50	
APR-77	PR'FEE		B*	.50	
APR-77	W'DEED		B*	4.00	* 37.00

RECEIPTS INCL. TAX