BOOK 5166 PAGE 493

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FRANKLIN PROPERTIES	David T. Coots	106-4
(NAME) P. O. Box 473, 31 W.N.	(NAME) P. O. Box 473 31 W.N.	
(STREET ADDRESS OR ROUTE NUMBER) Franklin, Ky. 42134	(STREET ADDRESS) Franklin, Ky. 42134	6 DA-7000
(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, the receipt and sufficiency of which is hereby acknowledged, Charles H. Brown and David T. Coots

have this day bargained and sold, and do hereby transfer and convey unto the said Franklin Properties, a partnership composed of David T. Coots, Roy Reasonover, Wayne Dean and Joyce Mantlo, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 6th, formerly the 9th Civil District of Davidson County, Tennessee, being Lot No. 1 on the plan of the subdivision of Burns Industrial Subdividison, Section 5, of record in Plat Book 3842, Page 207, Register's Office for said County.

Beginning at a point in the East Boundary of Terminal Court, at a concrete monument thence North 3° 39' East, a distance of 243.85 feet to a corner, thence South 88° 05' East a distance of 260.0' to a corner, thence South 3° 39' West, a distance of 269.7' to a corner, thence North 88° 03' West a distance of 234.25 feet to a concrete monument, thence along the ARC of a curve, a distance of 40.01 feet to a concrete monument being the point of beginning.

Being the same property conveyed to Charles H. Brown and David T. Coots by deed from De Colores, Inc. of record in Book 5057, Page 264, Register's Office for said County.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a Vendor's Lien of record in Book 4242, Page 754, Register's Office for Davidson County, Tennessee,and also that the escrow account in connection with the aforesaid Vendor's Lien is hereby transferred to said grantees.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $40,000.00

Subscribed and sworn to before me, this the 1st day of July 1977

Affiant

My commission expires: 11-26-78 (Affix Seal)

Notary Public

Lot 1, Burns Indus. Sub. Section 5

This is improved ( ) unimproved ( ) property, known as 98 (House Number) Terminal Court (Street), N ashville (P. O. Address:), Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Franklin Properties, a partnership composed of David T. Coots, Roy Reasonover, Wayne Dean and Joyce Mantlo, their *(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 otherwise noted herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Franklin Properties, a partnership composed of David T. Coots, Roy Reasonover, Wayne Dean and Joyce Mantlo, their *(successors), heirs and asrigns, against the lawful claims of all persons.*

Witness our *hand* ( ) *this* day of 19 77 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles H. Brown

David T. Coots

BOOK 5166 PAGE 494

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Roland M. Lowell, a Notary Public in and for said County and State, Charles H. Brown

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 1st day of July, 1977.

Roland M. Lowell Notary Public

Commission expires 11-26-78

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Roland M. Lowell, a Notary Public of the State and County aforesaid, personally appeared David T. Coots 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 Nashville, Tennessee, this 1st day of July, 1977.

Roland M. Lowell Notary Public

Commission expires 11-26-78

JUL-1 77	CONV	90,000.00		
JUL-1 77	CONV	50,000.00		
JUL-1 77	S'TAX		B* 364.00	
JUL-1 77	PR'FEE		B* .50	
JUL-1 77	W'DEED		B* 4.00	* 368.50

WARRANTY DEED

FROM
Charles H. Brown & David T. Coots

TO
Franklin Properties, a partnership

PREPARED BY: Roland M. Lowell
BUCK, BAKER & BAKER
618 United American Bank Bldg.
Nashville, Tennessee 37219

FEE 12347

IDENTIF. REFERENCE

JUL 1 3 46 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Comments

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