BOOK 5201 PAGE 214

New Owner:
Gifford Investments
P.O. Box 668
Brentwood, Tn. 37027

Send Tax Bills to Same

Map 71-6
Parcel 30

WARRANTY DEED

THIS INDENTURE, made this 29th day of July, 1977, between TEXACO INC., a Delaware corporation with an office in DeKalb County, Georgia, Grantor, and GIFFORD INVESTMENTS, a Tennessee partnership, with business address at P. O. Box 668, Brentwood, Tennessee 37027, Grantee,

W I T N E S S E T H:

That the said Grantor, for and in consideration of the sum of ONE HUNDRED SIXTY SIX THOUSAND DOLLARS ($166,000.00) and other valuable considerations to it in hand paid by said Grantee, the receipt of which is hereby acknowledged, hereby sells and conveys unto the said Grantee, its successors and assigns forever, that certain property situated in Davidson County, Tennessee, and more particularly described as follows:

Land in the 12th Civil District of Davidson County, Tennessee, a portion of which being part of Lot No. 1 on the Map of Partition of the Land of Robert Mills, deceased, of record in Plan Book 161, page 45, Register's Office of said County, and as more particularly described according to the survey of Ernest Medlin, Surveyor, dated March 5, 1971, as follows: Beginning at a point in the southerly margin of West Trinity Lane, said point being marked by an iron pin, and said point being further described as the most northerly northwest corner of Tract No. 1 of property conveyed to Milton Grossman, Trustee, by deed from Gerald Averbuch and wife, Blossom Averbuch, of record in Book 4142, page 918, Register's Office for said County; thence with the westerly line of the said property conveyed to Milton Grossman, Trustee, aforesaid south 4° 13' west 200 feet to an iron pin; thence with the boundary of the said Milton Grossman, Trustee, property north 87° 04' west 200 feet to an iron pin; thence north 4° 13' 20" east 199.54 feet to an iron pin in the southerly margin of West Trinity Lane; thence with said margin south 87° 12' east 200 feet to the point of beginning, containing 39,954 square feet, more or less.

This Instrument Prepared By:
S. J. Yeoman, Attorney
Texaco Inc.
P. O. Box 4582
Atlanta, Georgia 30302

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $166,000.00.

J. Murray Miller
Affiant

Subscribed and sworn to before me, this the 23rd day of September, 1977.

Notary Public

My commission expires: August 6, 1980

Being the same property conveyed to Texaco Inc. by Marvin P. Friedman, et al. by deed dated September 21, 1971, and recorded in Book 4541, page 997, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all easements, rights of way, governmental zoning ordinances or regulations and restrictive covenants, affecting the use and occupancy of the above described land, (including without limitation a power line easement granted by instrument of record in Book 4208, page 424, Register's Office, Davidson County, Tennessee).

TO HAVE AND TO HOLD the aforesaid land, premises and improvements, with all and singular the hereditaments, appurtenances, estate, title and interest of and to the same belonging or in anywise appertaining to the Grantee, its successors and assigns. And the Grantor does covenant and agree to and with the Grantee, its successors and assigns, that it is lawfully possessed and seized in fee of the aforesaid land, premises and improvements; that the same are free of all encumbrances except as indicated above; that it has good right to sell and convey the same to the Grantee, as aforesaid; and that except as indicated above, it will warrant and forever defend the said land, premises and improvements and the title thereto to the Grantee, its successors and assigns, against all lawful claims whatsoever.

EXECUTED the day and year first above written.

Attest: TEXACO INC.

Ruth M. Guinn
Assistant Secretary

By: [illegible]
Vice President

[SEAL]

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STATE OF TEXAS

COUNTY OF HARRIS

Before me, Dorwin B. Hughes, a Notary Public in and for the State and County aforesaid personally appeared R. E. Wright, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Vice President of Texaco Inc., the within named bargainor, a corporation, and that he as such Vice President being authorized to so do, executed the foregoing instrument for the purpose therein contained, by signing the same of the corporation by himself as Vice President.

Witness my hand and seal, at office in Houston, Texas, this 21st day of July, 1977.

Dorwin B. Hughes (SEAL)
NOTARY PUBLIC

My Commission Expires:

10-31-78

E 275582

IDENTIF. REFERENCE

SEP 23 11 07 AM '77

FEE $
DAVIDSON COUNTY, TENN.

SEP 23	CONV	30,000.00			
SEP 23	CONV	76,000.00			
SEP 23	S'TAX		B*	431.60	
SEP 23	PR'FEE		B*	.50	
SEP 23	W'DEED		B*	6.00	* 438.10