E 2 9 1 6 3

IDENTIF. REFERENCE

OCT 3 1 15 PM '77

FELIX Z. GILLOCK REGISTER
DAVIDSON COUNTY, TENN.

BOOK 5204 PAGE 652

This Instrument Was Prepared By
GOODALL AND BONE
ATTORNEYS AT LAW
Goodall Building, Court Square
Gallatin, Tennessee

OATH

I or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater, is $185,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale

W. Howard Bryan — Mildred P. Thurman
Affiant

Subscribed and sworn to before me, this, the 31 day of October, 1977.

(SEAL) E. Barnes Dep Reg
Notary Public

~~My Commission Expires:~~

Ltr - To be mailed

SEND TAX BILLS TO:
Nashville Dental, Inc.
308 15th Ave, North
Nashville, Tn. 37202

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, NASHVILLE DENTAL, INC., a Tennessee corporation, has bargained and sold and by these presents does transfer and convey unto MILDRED P. THURMAN, her heirs and assigns forever, the following described property, to-wit:

TRACT ONE:
Land in Davidson County, Tennessee, being the southerly one-half of Lot No. 49 and all of Lot No. 50 in Hynes Addition to Nashville, Tennessee, a plan of said addition being of record in Minute Book "B", page 85, Chancery Court at Nashville, Tennessee.

Said Southerly one-half of Lot No. 49 is described as follows:

Beginning at a point in the easterly margin of 15th Avenue, North, formerly Stonewall Street, 209 feet north of the northwest corner of Hynes Street and 15th Avenue, running thence northwardly and with the easterly margin of 15th Avenue, North, 33-1/2 feet to a point; thence easterly and parallel with Hynes Street 232-1/2 feet, more or less, to an alley; thence southwardly with the westerly margin of said alley 31-1/2 feet to a point, the northeast corner of Lot No. 50 in said plan; thence westwardly and with the north line of said Lot No. 50, 230 feet to the beginning.

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Said Lot No. 50 fronts 67 feet on the northeasterly side of Fifteenth Avenue North, formerly known as Stonewall Street or Carroll Street), and runs back 230 feet on its north line and 224 feet on its south line, to a 20 foot alley, and measuring 63 feet on said alley.

Said part of Lot No. 49 being the same real property conveyed to Irene S. Francis, by deed from Irene Cannon, of record in Book 2497, Page 145, and said Lot No. 50 being the same real property conveyed to Dr. I.S.P. Francis, by deed from Dr. J.E.M. Frances, of record in Book 2087, Page 219, Register's Office for said County; and further being the same land conveyed to Nashville Dental, Inc. from Irene S. Francis by deed dated March 22, 1966, and of record in Deed Book 3998, Page 607, Register's Office of Davidson County, Tennessee.

TRACT TWO:
Being the Northerly 35-1/2 feet of Lot No. 54 in Hynes Addition to Nashville, a plan of which is recorded in Minute Book "B", Page 85, of the Chancery Court at Nashville, Tennessee, described as follows:

Beginning at a point in the easterly margin of Stonewall or Carroll Street, now 15th Avenue North, 106-1/2 feet northerly from Hynes Street; running thence eastwardly and parallel with Hynes Street 120 feet, more or less, to the east line of said Lot No. 54; thence northwardly with said east line of Lot No. 54, 35 feet; thence westwardly and parallel with the first line 124 feet to Stonewall Street and thence southwardly with Stonewall Street35-1/2 feet to the point of beginning.

Being the same property conveyed to Nashville Dental, Inc. from Mamie Draughon by deed dated April 20, 1972, and of record in Deed Book 4616, Page 783, Register's Office of Davidson County, Tennessee.

TRACT THREE:
Land in Davidson County, Tennessee, being part of Lot No. 54 on the Map of Hynes Addition, of record in Minute Book "B", Page 85, of the Chancery Court at Nashville, Tennessee, described as follows:

Beginning at a point in the easterly margin of 15th Avenue North, 71 feet north of Hynes Street; thence easterly 115 feet, more or less, to a point in the line between Lots Nos. 53 and 54, said point being 70 feet north of Hynes Street; thence northerly with the line between said lots 35 feet to a point; thence westerly 120 feet, more or less, to the easterly margin of 15th Avenue North; thence with the margin of the same southerly 35-1/2 feet to the point of beginning.

Being the same property conveyed to John T. Jackson and wife, Mamie Jackson, by deed from John R. Teasley and wife, of record in Book 1473, Page 476, Register's Office for said county. The said John T. Jackson and Mamie Jackson, having both since died leaving the following heirs-at-law: Sadie M. Jackson, Helen Alberta Jackson Finch, Thomas Jackson, and Andrew Jackson Drew III and Vicky Valanda Drew, both minors, whose interest is being conveyed to said Grantee by decree of the Probate Court of Davidson County, Tennessee in the cause of Sadie M. Jackson v. Gladys Jackson, et al, Rule No. 53398, which said decree was recorded simultaneously with the said deed; AND FURTHER BEING the same property conveyed to Nashville Dental, Inc., from Sadie M. Jackson, Helen Alberta Jackson Finch,

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and Thomas Jackson, by deed dated August 13, 1974 and of record in Deed Book 4884, Page 900, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said MILDRED P. THURMAN, her heirs and assigns forever.

AND WE DO COVENANT with the said Grantee, that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, EXCEPT the 1977 real estate taxes which are to be paid by the GRANTOR herein.

AND WE DO FURTHER COVENANT and bind ourselves, our successors and assigns, to warrant and defend the title thereto, against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, the said NASHVILLE DENTAL, INC. has caused its name to be signed to this instrument by its duly authorized officer, on this the 30 day of September 1977.

NASHVILLE DENTAL, INC.

BY: Vernon L Brown
Vernon L. Brown, President

Attest: David G Brown
David G. Brown, Secretary

OCT-3F CONV 90,000.00
OCT-3F CONV 95,000.00
OCT-3F S'TAX B* 481.00
P'FEE B* .50
OCT-3F W/DEED B* 6.00 * 487.50

STATE OF TENNESSEE
COUNTY OF SUMNER

BEFORE ME, the undersigned, a Notary Public in and for said State and County, personally appeared Vernon L. Brown and David G. Brown, with whom I am personally acquainted, and who upon their oath acknowledged themselves to be the President and Secretary of Nashville Dental, Inc., and the within named bargainor, a corporation, and that they as such President and Secretary being authorized so to do, executed the foregoing warranty deed for the purposes therein contained by signing the name of the corporation by the said Vernon L. Brown and David G. Brown as such President and Secretary.

WITNESS my hand and official seal at GALLATIN, Tennessee, this the 30 day of September, 1977.

Cynthia W. Bone
NOTARY PUBLIC

(SEAL)
MY COMMISSION EXPIRES:
2/26/79

GOODALL & BONE
ATTORNEYS AT LAW
GALLATIN, TENN.