This instrument prepared by:
SCHULMAN, PRICE & LE ROY
P.O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 5216 PAGE 475

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sheridan Construction Company (NAME:)	Same (NAME:)	
4205 Hillsboro Raod (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and 00/100 ($10.00)----------

----------*DOLLARS*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

Belmont Terrace Development Company, a Joint Venture composed of Gerald E. Sheridan and Clark-Powell, Inc., does has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* Sheridan Construction Company, a Tennessee Corporation, its successors and assigns ~~heirs and assigns~~, *a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A tract or parcel of land in the 16th Civil District of Davidson County, Tennessee, and being a part of Parcel 108 on Tax Map 131-7 and being more particularly described as follows:

Beginning at the southwest corner of a parcel of land conveyed to Sheridan Construction Company, as of record in Deed Book 5182, Page 81, Register's Office for Davidson County, Tennessee, said point being in the north line of property owned by the Metropolitan Government of Nashville and Davidson County; thence, North 88° 44' West, 288.0 feet with said Government's property to a point; thence, North 4° 17' East, 390.0 feet to a point in the south line of Arden Place, Section II, as of record in Plat Book 4675, Page 119, Register's Office for Davidson County, Tennessee; thence, South 85° 43' East, 157.2 feet to a point in said boundary line of Arden Place, Section II, said point being a common corner to Arden Place Section IV, as of record in Plat Book 4955, Page 5, Register's Office for Davidson County, Tennessee; thence, southeasterly, 169.33 feet with a curve to the left having a radius of 187.00 feet and with the south boundary line of said Arden Place, Section IV, to a point, said point being the northwest corner to a parcel of land conveyed to Sheridan Construction Company, as of record in Deed Book 5141, Page 269, Register's Office for Davidson County, Tennessee; thence, southerly with said Sheridan Construction Company's property as follows: South 1° 16' West, 225.1 feet to a point; North 88° 44' West, 30.0 feet to a point; South 1° 16' West, 72.6 feet to the point of beginning. Containing 2.48 acres, more or less.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 290,000.00

Affiant

Subscribed and sworn to before me, this the 22nd day of October 19 77

Notary Public

My commission expires: 2-7-79 (Affix Seal)

BEING part of the same property conveyed to Belmont Terrace Development Company, as of record in Deed Book 4671, Page 871, Register's Office for Davidson County, Tennessee.

unimproved
This is improved (X) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Sheridan Construction Company, its successors ~~heirs~~ *and assigns, forever.*

And it does ~~do~~ *covenant with the said* Sheridan Construction Company *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*, except for restrictive covenants of record in Book 4628, Page 473, Register's Office for Davidson County, Tennessee, all easements of record and taxes for the year 1977, subject to which this conveyance is executed.

And Belmont Terrace Development Company does ~~do~~ *further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Sheridan Construction Company, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever. Witness* its *hand this* 27th *day of* Oct, *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.*

BELMONT TERRACE DEVELOPMENT COMPANY

By: Gerald E. Sheridan

By: CLARK-POWELL, INC.

By: Chairman of the Board

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named:* Gerald E. Sheridan, a Joint Venturer in Belmont Terrace Development Company

the 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* 28th *day of* October, *19* 77.

Mary M. Smith, *Notary Public.*

Commission Expires 2-7-79.

STATE OF
COUNTY OF

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, *this day of*, *19*.

, *Notary Public.*

Commission Expires.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Clara Dee Taft, *a Notary Public of the State and County aforesaid, personally appeared* Franklin G. Clark, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Chairman of the Board *of the* Clark-Powell, Inc., a Joint Venturer in Belmont Terrace Development Company, *the within named bargainor, a corporation, and that he as such* Chairman of the Board, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Chairman of the Board

Witness my hand and seal, at office in Nashville, Tennessee *this* 27th *day of* October, *19*77.

Clara Dee Taft
Notary Public

Commission Expires Nov. 8, 1977

L# 553,679-4 (Closing DePt.)
RETURN TO HOME FEDERAL

WARRANTY DEED

FROM

BELMONT TERRACE DEVELOPMENT COMPANY

TO

SHERIDAN CONSTRUCTION COMPANY

E 34120

IDENTIF. REFERENCE

OCT 31 3 35 PM '77

REGISTER

BOOK 5216 PAGE 478

OCT 31 77 CONV
OCT 31 77 STAX
OCT 31 77 RFEE
OCT 31 77 W/DEED

* B* 754.00
B* .50
B* 8.00 * 762.50

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