4021 05/21 $121.50- CHECK

WARRANTY DEED

Fidelity National Title Insurance Co. of Tenn.
AFFIANCE, 21st - FLOOR FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cousins Properties of Tennessee, Inc.		103-15-43
(NAME:) 300 Interstate North	(NAME:) Same	
(STREET ADDRESS OR ROUTE NUMBER) Atlanta, Georgia 30339	(STREET ADDRESS) BOOK 5438 PAGE 52	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100 ($10.00)----------

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

and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

David M. Carney (the "Grantor")

has ~~have~~ does *bargained and sold, and by these presents ~~do~~ transfer and convey unto the said* Cousins Properties of Tennessee, Inc.

(the "Grantee"), its successors ~~and~~ *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

See Exhibit A attached.

Included within the property conveyed hereby and located along the southerly margin of the same is a strip of ground which is being acquired by the Metropolitan Government of Nashville and Davidson County, Tennessee, for the widening of White Bridge Road, such strip being approximately 15 feet in width, together with a permanent easement, 50 feet by 40 feet for the location of a box culvert. In consideration of the purchase price paid and to be paid by the Grantee to the Grantor, Grantor does hereby sell, assign, transfer and set over unto the Grantee all rights which he possesses for compensation for the taking of such strip of ground, or for severance damage to the remainder of such property or otherwise, and Grantor expressly authorizes the Metropolitan Government to make payment therefor directly to the Grantee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $2,000,000.00

Subscribed and sworn to before me, this the 21st day of May, 1979

Affiant

My commission expires: 4/1/82

(Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This conveyance is made subject to:

1. 1979 State and County real property taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee.

2. Easements, setback lines, conditions of the Owner's Certificate and other matters on the plan of record in Book 4765, page 134, Register's Office for Davidson County, Tennessee;

3. Easements for sewers of record in Book 3376, page 102 and Book 5114, page 818, Register's Office for Davidson County, Tennessee.

unimproved (X)
This is improved ( ) 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 Grantee, its successors ~~heirs~~ *and assigns, forever.*

And Grantor does ~~do~~ *covenant with the said* Grantee *that* he is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.* except as above stated.

And Grantor does ~~do~~ *further covenant and bind* himself, his *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantee, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 21st *day of* May, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Betty H. Carney, the wife of the Grantor, joins herein for the purpose of conveying any marital interest she might have in and to the property.

David M. Carney
DAVID M. CARNEY

Betty H. Carney
BETTY H. CARNEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Sue F Humphrey a Notary Public in and for said County and State, the within named DAVID M. CARNEY and wife, BETTY H. CARNEY

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of May, 19 79.

Sue F. Humphrey Notary Public

Commission Expires 4/18/82

SUE F. HUMPHREY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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, , a Notary Public of the State and County aforesaid, personally appeared , 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 , this day of , 19 .

Notary Public

Commission Expires

F. 30273

IDENTIF. REFERENCE

MAY 21 12 20 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 2 of the David M. Carney development, of record in Book 4675, Page 134, R.O.D.C., by survey prepared by James L. Murphy & Company dated June 5, 1974.

Beginning at a point in the north right-of-way of White Bridge Road, said point being approximately 600 feet west of Post Road and the common corner of Carney and Tennessee Valley Authority;

Thence, N 11° 35' E, 998.55 feet to a point;

Thence, N 86° 12' 37" E, 383 feet to a point, said point being the northwest corner of Lot No. 1;

Thence, following the common boundary of Lot No. 1, S 6° 47' W, 329 feet to a point;

Thence, S 83° 13' E, 204 feet to a point;

Thence, S 9° 52' 28" W, 646.99 feet to a point in the right-of-way of Post Place;

Thence, following the west right-of-way of Post Place on a curve to the left having a radius of 50 feet, 115.73 feet to a point;

Thence, on a curve to the right having a radius of 75 feet, a distance of 69.55 feet;

Thence, S 20° 23' 56" W, 59.99 feet;

Thence, on a curve to the right having a radius of 525.5 feet, a distance of 142.31 feet;

Thence, S 35° 54' 55" W, 15.47 feet;

Thence, on a curve to the right having a radius of 30 feet, a distance of 47.12 feet to the north right-of-way of White Bridge Road;

Thence, N 54° 5' 5" W, 589.53 feet to the point of beginning.

Containing 14.96 acres. Said parcel also being known as Tax Parcel No. 103-15-43.

BEING part of the same property conveyed to David M. Carney by deed from Reverend Joseph A. Durick, Bishop of the Roman Catholic Diocese of Nashville, Tennessee, of record in Book 4755, page 682, said Register's Office.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5438 PAGE 56

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
		1,200,0000 CD		
			3120.00 CO TX	
			.50 PRFEE	
			8.00 WDEED	
			CHECK 3128.50-	
4021A05/21/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 302731

IDENTIF. REFERENCE

MAY 21 12 20 PM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 685116