.5864 . 08/15 23..59- CHECK

WARRANTY DEED

BOOK 5637 PAGE 654

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Advantage Investments Inc.	Same	106-12-22
(NAME) 335 Wilhagen Road	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn.	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- ---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, F. Compton Wallace, Earl C. Shacklett, Jr. and Joseph H. Mangum have this day bargained and sold, and do hereby transfer and convey unto the said William L. Berkley, Jim Woolems, C. James Beardsworth, Jr d/b/a Advantage Investments, Inc.,its the Grantees herein, their (successors), ~~heirs~~ and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No.19 on the Plan of the Resubdivision of Lots Nos. 18, 19 and 20 of the Murfreesboro Road Industrial Subdivision, Section 4, as of record in Book 3842, page 259, Register's Office for said County.

Said Lot No. 19 fronts 100.0 feet on the westerly margin of Wilhagen Drive and extends back 245.95 feet on the southerly line and 225.82 feet on the northerly line to a dead line in the rear on which it measures 120.95 feet.

Being the same property conveyed to F. Compton Wallace, Earl C. Shacklett, Jr. and Joseph H. Mangum by deed from B. F. W. Contractors, Inc. of record in Book 5615, page 42, Register's Office for Davidson County, Tennessee.

This property is subject to restrictive covenants of record in Book 3404, page 544 and Book 4230, page 94, Register's Office for Davidson County, Tennessee.

This property is also subject to a Plan of record in Book 3842, page 259, Register's Office for Davidson County, Tennessee, which shows an owners certificate, a 30-foot minimum building setback line from Wilhagen Drive, a 10-foot easement for public utility and drainage purposes along the rear line, 2.5 x 20 foot utility anchor easement located on the common front corner of lot, with Lot 20 on Wilhagen Drive, a 20 foot sanitary sewer across the rear of said lot.

This property is also subject to an easement granted to Southern Bell Telephone of record in Book 1066, page 395, Register's Office for Davidson County, Tennessee.

This Instrument Was Prepared By

L Phillip Gaindon (gp)

Of The Law Firm Pedigo & Gaindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 185,000.00

Subscribed and sworn to before me, this the 15 day of August 1980.

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hands this ..... 14 ..... day of ..... August ..... 19 80 ..., the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Joseph H. Mangum

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Phillip Sandon, a Notary Public in and for said County and State, the within named F. Compton Wallace

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 14 day of August, 1980.

Phillip Sandon
Notary Public.

Commission Expires Jan. 22, 1984

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Phillip Sandon a Notary Public in and for said County and State, the within named Earl C. Shacklett, Jr.

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 14 day of August, 1980.

Phillip Sandon
Notary Public.

Commission Expires Jan. 22, 1984

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Phillip Sandon a Notary Public in and for said County and State, Joseph H. Mangum

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 15 day of August, 1980.

Phillip Sandon
Notary Public

Commission expires Jan. 22, 1984

this ..... day of ....., ...

.....
Notary Public

Commission Expires .....

WARRANTY DEED

FROM

F. COMPTON WALLACE, ET AL

TO

WILLIAM L. BERKLEY, ET AL

d/b/a ADVANTAGE INVESTMENTS, INC.

IDENTIF. REFERENCE

60 2605

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

Aug 15 10 11 AM '80

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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

PEDIGO & SATNDON

BOOK 5637 PAGE 657

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5637 PAGE 658

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			85000.00- CO	
			221.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 233.50-	
5864A08/15/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.O.26 0 5

IDENTIF. REFERENCE

AUG 15 10 11 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 773931