PREPARED BY:

John W. Nelley, Jr.
26th Floor, First American Center
Nashville, Tennessee 37238

FROM: William B. Allen

TO: John W. Nelley, Jr. and
Howard R. Peterson

BOOK 5688 PAGE 631

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
John W. Nelley, Jr. and Howard R. Peterson 26th Floor, First American Ctn. Nashville, Tennessee 37238	John W. Nelley, Jr. and Howard R. Peterson 26th Floor, First American Ctn. Nashville, Tennessee 37238	Map 126, Parcels 53,54,55,57,62,97 Map 140, Par. 26

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 80,000.00.

John W. Nelley, Jr.
AFFIANT

Subscribed and sworn to before me, this the 5th day of December, 1980.

Amelia Watkins
NOTARY PUBLIC

My Commission Expires: 10-18-81

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY THOUSAND DOLLARS ($80,000.00), and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WILLIAM B. ALLEN has bargained and sold and by these presents does transfer and convey an undivided one-half of WILLIAM B. ALLEN'S interest in the property hereinafter described to JOHN W. NELLEY, JR., his heirs, representatives and assigns and does transfer and convey the other one-half of WILLIAM B. ALLEN'S interest in the property hereinafter described, to HOWARD R. PETERSON, his heirs, representatives and assigns. The conveyance is being made to JOHN W. NELLEY, JR. and HOWARD R. PETERSON as tenants in common. The property being conveyed is described as follows:

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.
DEC 10 3 22 PM '80
IDENTIF. REFERENCE

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12/10 232.50- CHECK

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PARCEL 1

Land situated in the 9th Civil District of Davidson County, Tennessee, consisting of 518.08 acres, more or less, located about 14 miles from Nashville on Big Harpeth River and Cherry Dabes public Road, Bounded and described as follows:

First Tract: Being the Dower Tract of Mrs. Sallie Newsom, widow of James E. Newsom, afterwards Mrs. Sallie Cherry, a plan of which is of record in Minute Book "J", page 225, County Court for said County, described as follows: Beginning at a stone in the center of the Road the Southeast corner of said Dower tract, and the Southwest corner of a tract 129 acres and 48 poles shown on the Plan of said Dower first referred to, thence with the east line of said Dower tract and the center of said road North 15° 15' West 2310 feet; thence North 28° 45' West 565 feet, thence North 39° 15' West 346 feet, thence North 9° 15' West 330 feet to an old abutment on Big Harpeth River, thence crossing the river North 57° 15' East 184 feet to the corner of the mill yard, thence North 11° East 330 feet to a stone, the northeast corner of said mill yard, thence North 67° 45' West 850 feet crossing said river to the southerly Bank thereof, thence with the meanders of said river the following calls, North 26° 30' West 2085 feet, North 64° 30' West 1160 feet, North 82° 15' west 260 feet, South 72° 30' West 235 feet, South 51° 45' West 240 feet, South 31° 45' West 470 feet, South 8° West 265 feet, South 11° East 345 feet, South 19° East 965 feet, South 10° 15' East 1265 feet, South 4° 15' East 1065 feet, South 8° 15' West 135 feet, South 32° West 185 feet to a large Elm on the bank of river, thence leaving the river and with the line of Pegram South 6° West 2444 Feet to a stake, red oak pointers, thence South 84° 45' East 2726 feet to the center of a county road, thence with the center of said road the following: North 29° 30' East 180 feet, more or less, North 17° 45' East 373 feet, North 36° 45' East 93 feet, North 51° East 255 feet, thence leaving the road north 3° East 256 feet, thence south 66° 30' East 1155 feet to the point of beginning, containing 491.08 acres, more or less.

Second Tract: Being part of Lot No. 1 of the Hill Land on the Plan of the Lands of James E. Newsom, Deceased of record on page 121, of Plan Book 1, of the Chancery Court, at Nashville, for said County, described according to a survey made June 9, 1933, by Earle Drake, County Surveyor, of Davidson County, Tennessee, as follows: Beginning at a stake in the Southern Boundary line of the above described tract South 84° 45' East 615 feet from Jordan Stokes Southwest corner, the true point of beginning, thence South 9° 15' East 250 feet to a stake, thence south 72° 15' East 497 feet to a stake, thence South 4° East 600 feet to a stake, thence North 84° 45' East 600 feet to a stake, thence North 65° East 348 feet to a small hickory, thence North 52° 15' East 332 feet to a stake, thence North 72° 30' East 278 feet to a dogwood, thence North 29° 30' East 318 feet to

a point in the southern boundary line of the above described tract, the center of the county road, thence North 84° 45' West with said southern boundary line 2111 feet, more or less, to the point of beginning, and containing 27 acres, more or less.

Parcel 1, being the property conveyed to JOHN W. NELLEY, JR., MARY L. POLK HOWARD R. PETERSON and WILLIAM B. ALLEN by deed of record in Book 5345, Page 16, Register's Office for Davidson County, Tennessee.

INCLUDED IN THE ABOVE DESCRIPTION, BUT SPECIFICALLY EXCLUDED THEREFROM, are the following described parcels of land:

A. Land in the 9th Civil District of Davidson County, Tennessee, being part of the Dower Tract of Mrs. Sallie Newsom, widow of James E. Newsom, afterwards Mrs. Sallie Cherry, a plan of which is of record in Minute Book "J", page 225, County Court for said County, described according to a survey made by E. L. Miller, Jr. & Co., June 27, 1962, as follows: Beginning in the center of McCrory Lane at the southeast corner of the property conveyed to Ed Langford and wife, by deed from Lucy W. Henslee, of record in Book 3285, page 331, Register's Office for said County; thence with said Langford's southern boundary line north 82° west 298.2 feet; thence south 13° 30' east 300 feet; thence north 73° 40' east 352.6 feet to the center of McCrory Lane; thence with the center of the same northwesterly 190 feet to the beginning, containing 1.6 acres, more or less.

   Being the same property conveyed to Edward Howell and wife, Turner Mae Howell by deed from Lucy W. Henslee, a widow of record in Book 3458, page 237, Register's Office for Davidson County, Tennessee.

B. A one-half (1/2) undivided interest in Land in the 9th Civil District of Davidson County, Tennessee, being part of the dower tract of Mrs. Sallie Newsom, widow of James E. Newsom, afterwards Mrs. Sallie Cherry, a plan of which is of record in Minute Book "J", page 225, County Court of said County, described according to a survey made by E. L. Miller, Jr. and Company, April 13, 1961, as follows: Beginning at an iron pin in the center of McCrory Lane, said iron pin lying southerly along the center line of said Lane 3179 feet from the center line of Highway No. 70; thence with the center of said Lane around a slight curve to the left, having a radius of 650 feet, more or less, southerly 194.5 feet to an iron pin; thence leaving said Lane with Henslee's line north 82° west 311.5 feet to an iron pin; thence with Henslee's line north 9° 30' east 153.5 feet to an iron pin; thence with Henslee's line south

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86° 45' east 287.4 feet to the beginning, containing 1.2 acres more or less.

Being the same property conveyed to Ed Langford and wife, Grace Langford by deed from Lucy W. Henslee, a widow, of record in Book 3285, page 331, Register's Office for Davidson County, Tennessee.

C. Land in the 9th Civil District of Davidson County, Tennessee, being part of the Dower Tract of Mrs. Sallie Newsom, as of record in Minute Book "J", page 225, of the County Court for said County, and of record in Book 161, page 18, Register's Office for said County, and described according to a copy of a survey thereof made by Stephen A. Draper, Surveyor, November 24, 1952, as follows: Beginning at a point in the center line of McCrory Lane, where the same is intersected by the center line of an old Roadway, being in the westerly line of the property conveyed to Walter Robinson by deed from B. P. Robinson, of record in Book 208, page 2, Register's Office for said County, thence with the center line of said Old Road, south 14 poles to a turn in same, and continuing with said old road, south 35° east 60 poles more or less, to a point in Travis' west line; thence with Travis' west line, south 12° 30' east 325 feet to a point in McCrory Lane; thence with the center line of same, as follows: Northwesterly along a curve, 523 feet, north 59° west 128 feet, northwesterly 100 feet, northerly, along a curve, 640 feet, to a point, and continuing with the center line of said Lane, northerly to the beginning, containing 5.04 acres, more or less.

Being the same property conveyed to R. Lynn Farrar and wife, Louise Parkes Farrar by deed from Edward B. Henslee and wife, Lucy W. Henslee of record in Book 2134, page 147, Register's Office for Davidson County, Tennessee.

D. Land in the 9th Civil District, Davidson County, Tennessee, more particularly described as follows: Beginning at a point in the center line of McCrory Lane 166.65 feet from the south end of the bridge over the Harpeth River being the northeast corner of described tract; thence with the center line of said McCrory Lane South 18° 11' 54" West 53.85 feet to a point, said point being the southeast corner of the described tract; thence leaving said McCrory Lane along a 50 foot access dedication North 50° 00' 00" West 197.86 feet to a point; thence continuing with said 50 foot dedication North 60° 42' 51" West 509.12 feet to a point; thence South 27° 50' 44" West 248.84 feet to a point; thence North 36° 57' 26" West 723.32 feet to a point, said point being the northwest corner of the described tract; thence South 63° 32' 01" East 654.69 feet to a point; thence South 27° 50' 44" West 24.84 feet to a point; thence with the 50 foot access dedication South 60° 42' 51" East 515.40 feet to a point; thence continuing with said 50 foot dedication South 50° 00' 00" East 182.70 feet to the point of beginning, containing 3.23 acres, more or less.

Being the same property conveyed to Martin K. Henslee by deed from Lucy W. Henslee of record in Book 4728, page 264, Register's Office for Davidson County, Tennessee.

E. Land in Davidson County, Tennessee, in the 9th Civil District thereof, and contains 37.37 acres, more or less, being particularly described as follows: Beginning at a point in the boundary line between the lands of Loftis and Henslee and the line between Cheatham and Davidson Counties, said point being 167.6 feet North 11° 15' East of centerline Station 0+00 of the westbound lane of the proposed interstate highway and runs South 47° 18' East 277.5 feet to a point; thence with a curve to the left having a radius of 2176.83 feet a circular distance of 486.8 feet to a point; thence in a northwest direction 180 feet to a point 215 feet left of centerline Station 7+25 of the Westbound lane of said interstate highway; thence South 79° 56' East, 776.4 feet to a point; thence South 7° 14' 32" West, 120 feet to a point; thence South 82° 45' 28" East, 898 feet to a point; thence North 7° 14' 32" East, 70 feet to a point; thence South 82° 45' 28" East, 195 feet to a point; thence with a curve to the left having a 5509.58 feet radius a circular distance of 679.7 feet to point; thence North 50 feet to a point; thence with a curve to the left having a radius of 5459.58 feet a circular distance of 93.6 feet to a point; thence North 89° 11' 29" East, 987.9 feet to a point in the west right-of-way line of McCrory Lane; thence with said right-of-way-line and a curve to the left having a radius of 597.96 feet a circular distance of 357 feet to a point in the boundary line between the lands of Henslee and Farris Lumber Company; thence with said boundary line South 10° 44' East, 144.8 feet to a point; thence North 79° 13' West, 945.9 feet to a point; thence with said boundary line South 6° 14' West, 316 feet to a point; thence with said boundary line South 56° 59', West 67.] feet to a point; thence with a curve to the right having a radius of 5894.58 feet a circular distance of 607.5 feet to a point; thence South 7° 14' 32" West, 70 feet to a point; thence North 32° 45' 28" West, 693.13 feet to a point; thence North 7° 14' 32" East 70 feet to a point; thence North 82° 45' 28" West, 694 feet to a point; thence South 7° 14' 32" West, 75 feet to a point; thence North 7° 45' West 205.3 feet to a point; thence with a curve to the right having a radius of 4022.72 feet a circular distance of 847.2 feet to a point in the Cheatham-Davidson County line and the Boundary line between Loftis and Henslee; thence with said County line and boundary line North 11° 15' East, 661.8 feet to the point of beginning, containing 37.37 acres, more or less.

Being the same property conveyed to State of Tennessee by Decree from Lucy W. Henslee of record in Book 3814, page 107, Register's Office of Davidson County, Tennessee.

F. A one-half (1/2) undivided interest in Land in the 9th Civil District of Davidson County, Tennessee, being part of the dower tract of Mrs. Sallie Newsom, a widow

of James E. Newsom, afterwards Mrs. Sallie Cherry, a plan of which is of record in Minute Book "J", page 225, County Court of said County, described according to a survey made by E. L. Miller, Jr., and Company, April 13, 1961, as follows: Beginning at an iron pin in the center of McCrory Lane, said iron pin lying southerly along the center line of said Lane 3179 feet from the center line of Highway No. 70; thence with the center of said Lane around a slight curve to the left, having a radius of 650 feet, more or less, southerly 194.5 feet to an iron pin; thence leaving said Lane with Henslee's line north 82° west 311.5 feet to an iron pin; thence with Henslee's line north 9° 30' east 153.5 feet to an iron pin; thence with Henslee's line south 86° 45' east 287.4 feet to the beginning, containing 1.2 acres, more or less.

Being the same property conveyed to Ed Langford and wife, Grace Langford by deed from Lucy W. Henslee, a widow of record in Book 3285, page 307, Register's Office for Davidson County, Tennessee.

G. Land in the 9th Civil District of Davidson County, Tennessee, being part of the Dower Tract of Mrs. Sallie Newsom, of record in Minute Book "J", page 225, County Court Clerk's Office for said County, and of record in Book 161, page 18, of the Register's Office for said County and described according to a copy of a survey made by Stephen A. Draper, Surveyor, November 24, 1952, and revised January 31, 1953, as follows: Beginning at a point in the center line of McCrory Lane, at the Northwest corner of a tract of land conveyed to Robert E. L. Travis and wife, by deed from R. L. Farrar and wife, of record in Book 2135, page 591, Register's Office for said County; thence along said Travis' north line and along the north line of a drive, north 74° 15' east 318 feet to an iron pin and stake near the east terminus of said drive; thence north 76° 25' east 145.3 feet to a 10-inch hackberry; thence north 67° 30' east 237 feet to a 10-inch ash; thence north 38° 30' west 32 feet to an 8-inch elm; thence north 37° east 77 feet more or less to the center line of Harpeth River; thence with the center line of same, north 53° west 766 feet to a point in the center line of a bridge crossing said river, in the center line of McCrory's Lane; thence with the center line of said Lane, south 28° west 232 feet to a point and continuing with the center of said lane, southerly along a curve 623 feet to the beginning, containing 9.61 acres, more or less.

Being the same property conveyed to Lawrence J. Schaad and wife, Anne E. Schaad by deed from R. Lynn Farrar and wife, Louise Parkes Farrar of record in Book 3785, page 915, Register's Office for Davidson County, Tennessee.

PARCEL 2

Land in Davidson County, Tennessee, being described as follows:

Tract No. 1: Beginning at a point where Dobson's east line and Newsom's west line intersects the center line of paving on Memphis-Bristol Highway and running thence with Newsom's west line along the center line of an old road and continuing thence south 1° 30' west 150 poles to a point opposite a fence corner; thence north 69° 55' west 38.11 poles with fence to low-water line of Harpeth River; thence with low-water line down Harpeth River, north 31° 20' west 160 poles to the southeast corner of Dobson's 36.8 acre tract; thence with line of said 36.8 acre tract north 2° 30' east 28 poles; thence with the line of said tract south 87° 30' east 70.6 poles to point of intersection with center line of Memphis-Bristol Highway; thence with center line of Highway south 63° 30' east 54.8 poles to the beginning, containing 83.57 acres, more or less.

Tract No. 2: Beginning at a point in the center of the Memphis-Bristol Highway; and running thence south 85° east, crossing Nashville, Chattanooga and St. Louis Railroad, in all 28.36 poles to low-water mark of Harpeth River; thence up said river, at low-water mark, north 33° east 17 poles, north 46 3/4° east 19 poles, north 73 1/2° east 23.5 poles, south 78 1/4° east 14 poles and south 63 3/4° east 57.69 poles to a corner of tract No. 1; thence north 2 1/2° east, with the western boundary line of said tract No. 1, 29 poles to a post, another corner of said tract; thence south 87 1/2° east, with the northern boundary line of said tract No. 1 crossing said railroad, in all 70.60 poles to the center of said Highway; thence with the center of said Highway, north 63 1/4° west 84.84 poles, north 71 1/2° west 18.18 poles, north 87° west 18.18 poles, south 78 1/4° west 18.18 poles, south 60 1/4° west 18.18 poles, south 46° west 17.03 poles, south 40 1/4° west 39.39 poles, south 48° west 12.12 poles, south 58 1/4° west 12.12 poles, and south 66° west 9.94 poles to the beginning, containing 36.8 acres, more or less.

Being the same property conveyed to Edward B. Henslee, by deed from Horace L. Levy and wife, Emily B. Levy, of record in Book 1357, page 198, Register's Office for Davidson County, Tennessee. The said Edward B. Henslee having since died and devised a 1/2 undivided interest in said property to Lucy W. Henslee under his will of record in Will Book 71, page 296, Probate Court Clerk's Office for Davidson County, Tennessee. The said Lucy W. Henslee having since died, and devised said 1/2 undivided interest in said property to Martin K. Henslee, Executor, with power of sale, of record in Will Book 113, page 379, Probate Court Clerk's Office for Davidson County, Tennessee. The other 1/2 undivided interest was devised under said will of Edward B. Henslee as follows: a 1/10 undivided interest each to Edward B. Henslee, Jr., Mary Elizabeth H. Hagan, Martin Karch Henslee, Patrick Joseph Henslee and Dorothy Steinmetz. The said Edward B.

Parcel 2, being the same property conveyed to John W. Nelley, Jr., Mary L. Polk, Howard R. Peterson and William B. Allen by deeds of record in Book 5345, Pages 25, 34, 38, 42, 46, 50, 54 and 58.

PARCEL 3

A tract of Land in the 9th Civil District, Davidson County, Tennessee, more particularly described as follows:

Beginning at a point in the center line of McCrory Lane 166.65 feet from the south end of the bridge over the Harpeth River being the northeast corner of described tract; thence with the center line of said McCrory Lane South 18° 11' 54" West 54.85 feet to a point, said point being the southeast corner of the described tract; thence leaving said McCrory Lane along a 50 foot access dedication North 50° 00' 00" West 197.86 feet to a point; thence continuing with said 50 foot dedication North 60° 42' 51" West 509.12 feet to a point; thence South 27° 50' 44" West 248.84 feet to a point; thence North 36° 57' 26" West 723.32 feet to a point, said point being the northwest corner of the described tract; thence South 63° 32' 01" East 654.69 feet to a point thence South 27° 50' 44" West 24.84 feet to a point; thence with the 50 foot access dedication South 60° 42' 51" East 515.40 feet to a point; thence continuing with said 50 foot dedication South 50° 00' 00" East 182.70 feet to a point of beginning.

Parcel 3, being the property conveyed to JOHN W. NELLEY, JR., MARY L. POLK, HOWARD R. PETERSON and WILLIAM B. ALLEN by deed of record in Book 5345, page 31, Register's Office of Davidson County, Tennessee.

Form No. WD3a

BOOK 5688 PAGE 639

WILLIAM B. ALLEN, being a married man, his wife, JUDITH E. ALLEN, joins in this conveyance in order to convey any interest she may have in the property.

This is unimproved (XX) improved ( ) property, known as Harpeth Bend Farms (formerly Henslee Farm), McCrory Lane and Interstate 40 West
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JOHN W. NELLEY, JR. and HOWARD R. PETERSON their heirs and assigns, forever.

And we do covenant with the said JOHN W. NELLEY, JR. and HOWARD R. PETERSON that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except for the deed of trust of record in Book 5345, Page 67, Register's Office of Davidson County, Tennessee;

And we do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said JOHN W. NELLEY, JR. and HOWARD R. PETERSON, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand S this 5TH day of December, 1980, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William B. Allen
WILLIAM B. ALLEN

Judith E. Allen
JUDITH E. ALLEN

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5688 PAGE 640

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM B. ALLEN and wife, JUDITH E. ALLEN, 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 5th day of December, 1980.

NOTARY PUBLIC

My Commission Expires: 10-18-81

1084-84

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

RECEIVED OF _____

FOR _____

BOOK 5688 PAGE 641

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

60000.00- CO
208.00 CO TX
.50 PRFEE
30.00 MDEED
CHECK 238.50-
9256A12/10/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2. 1. 1. 7. 2

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IDENTIF. REFERENCE

DEC 10 3 22 PM '80

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

No. 796557