INDENTURE BOOK 5721 PAGE 116

Map 72-2 Par 156

THIS INDENTURE, made and entered into this 10th day of February, 1981, by and between CHEVRON U.S.A. INC., a California corporation (successor to CHEVRON OIL COMPANY, a California corporation, by name change effective January 1, 1977), as Grantor, and RICHARD E. THONI, whose mailing address is 3012 S. W. Eighth Street, Miami, Florida 33135, as Grantee,

W I T N E S S E T H:

That for the consideration hereinafter expressed, Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto Grantee the real estate situated and being in Davidson County, Tennessee, more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, bing parts of lots 87 and 88 on the plan of Inglewood Place, as of record in book 332, page 101, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at an iron stake at the intersection of the easterly margin of Gallatin Road (U.S. 31E) and the northerly margin of Shelton Avenue; thence with said easterly margin of Gallatin Road (U.S. 31E) north 26° 00' east 150.00 feet to an iron stake; thence leaving said easterly margin of Gallatin Road south 86° 53' east 117.21 feet to an iron stake; thence south 24° 48' west 146.15 feet to an iron stake on the northerly margin of Shelton Avenue; thence with said northerly margin of Shelton Avenue north 88° 04' west 121.55 feet to the point of beginning, and containing 16,283 square feet or 0.374 acres.

Being the same real property conveyed to Grantor's predecessor by deed from Joe Hubert Corley and wife, of record in book 3971, page 722, said Register's Office.

Together with a strip of land 150 feet in length and 17 feet in width lying between the above described land and Gallatin Pike and with its east line contiguous with the west line of the said above described land, subject always, however, to the rights of the public to use the said strip.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging unto Grantee, his heirs and assigns, in fee simple forever, subject, however, to the lien of taxes for the year 1981.

Buyer & Tax Bills. Richard E. Thoni Mail
3012 - S. 8th St
Miami. Florida 33135

This instrument was prepared by:
J. L. BAILEY
Attorney-at-Law
1518 Starks Building
Louisville, Kentucky 40202

AND the said Grantor does hereby covenant that it is lawfully seized in fee of the premises hereby conveyed; that it has good right to sell and convey the same; that the same is unencumbered except as to taxes for the year 1981 and except as to all easements and restrictions of record, zoning and building regulations applicable to said property and any state of facts that might be shown by an accurate survey, and any roads or ways over and across the said property; and that the title and quiet possession thereto, subject to the foregoing, it will warrant and defend against the lawful claims of all persons.

All taxes for 1981 have been prorated as of date of delivery of this deed.

The consideration for this conveyance is One Hundred Thousand Dollars ($100,000.00) cash, the receipt of which is hereby acknowledged.

IN WITNESS WHEREOF, Chevron U.S.A. Inc., has executed this instrument by its Assistant Secretary who was duly authorized so to do this 10th day of February, 1981.

CHEVRON U.S.A. INC.

BY _____
Assistant Secretary

CHEVRON U.S.A. INC. INCORPORATED FEBRUARY 21, 1932 CALIFORNIA

STATE OF KENTUCKY

COUNTY OF JEFFERSON

Before me, Nell A. Oldiges, a notary public in and for said State and County, personally appeared J. L. BAILEY, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be an Assistant Secretary of Chevron U.S.A. Inc., the within named bargainor, a corporation, and that he, as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Assistant Secretary.

Witness my hand and official seal at office in Louisville, Kentucky this the 10th day of February, 1981.

Nell A. Oldiges
Notary Public, State at Large, Kentucky
My Commission expires August 22, 1984.

NELL A. OLDIGES NOTARY PUBLIC STATE AT LARGE

STATE OF KENTUCKY

COUNTY OF JEFFERSON

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Chevron U.S.A. Inc., the Grantor herein, hereby swears or affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $100,000.00, which amount is equal or grater than the amount which the property transferred would command at a fair and voluntary sale.

CHEVRON U.S.A. INC.

By _____ AFFIANT
J. L. Bailey
Assistant Secretary

Subscribed and, Sworn to before
me on this the 10th day of February, 1981.

_____
Notary Public, State at Large, Kentucky
My Commission expires August 22, 1984.

NOTARY PUBLIC STATE AT LARGE KENTUCKY

4853 03/13 269.50- CHECK

G 3 3 1 3 3

IDENTIF. REFERENCE

MAR 13 12 22 PM '81

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

100000.00- CO
260.00 CO TX
.50 PRFEE
9.00 WDEED
CHECK 269.50-
4853A03/13/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 3 1 3 3

T
IDENTIF. REFERENCE

MAR 13 12 22 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 811566