FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $106,250.00

M. A. Borchert
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF April, 1981

Notary Public

MY COMMISSION EXPIRES: F-15-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, & SPICER, Attorneys
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M. A. Borchert (NAME)	Same (NAME)	3DZ 4421
P.O. Box 547 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	94-121
Brentwood, Tenn. 37027 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, WESLEY V. HARRISON and wife, PATRICIA P. HARRISON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO M. A. BORCHERT

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 21-B on the plan of Section Three, River Hills Industrial Park, of record in Book 4660, page 19, Register's Office for said County.

SAID Lot No. 21-B fronts 182.68 feet on the easterly margin of Spence Lane and extends back 133.37 feet on the northerly line and 163.37 feet on the southerly line to a dead line in the rear, measuring 108.30 feet thereon.

BEING the same property conveyed to Wesley V. Harrison by deed from Richard D. Speight, Trustee, of record in Book 5239, page 267, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3806, page 375, said Register's Office, and to the matters set forth in the above referenced plan of record.

Grantors do hereby further assign to Grantee, his heirs and assigns that certain lease between Grantor (formerly Epic Enterprises) and Harrison Constructors, Inc., which is applicable to subject property and which is more specifically identified in the Contract for Sale of Real Estate by and between the parties hereto dated March 26, 1981.

It is further hereby specifically agreed that the conditions 1 through 5 on said Contract for Sale of real estate together with those conditions set forth in Exhibit A thereto, are hereby ratified, affirmed and incorporated herein as a part of this instrument as fully and amply as if herein set forth. It is mutually agreed that said conditions and provisions of said contract for sale*

unimproved ( )
This is improved (X) property, known as 194 Spence Lane, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES 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, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 hand s this 1ST day of April, 1981

Wesley V. Harrison

M. A. Borchert

Patricia P. Harrison

*of real estate will survive the execution hereof and be mutually binding upon the parties hereto. Grantee joins in the execution hereof to grant in favor of Grantors the subrogation rights set forth in Exhibit A, Item 7 of said Contract.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WESLEY V. HARRISON and wife, PATRICIA P. HARRISON and M. A. BORCHERT

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 1ST day of April 19 81.

Commission expires 1-15-83

Joel H. Wheelis
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
WESLEY V. HARRISON

TO
M. A. BORCHERT

G 35807

RUSH

IDENTIF. REFERENCE

APR 2 11 25 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS, WEEMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

04/02 282.62- CHECK

8224

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
			106250.00- CO	
			276.12 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	282.62-
8224A	04/02/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3.5807

IDENTIF. REFERENCE

APR 2 11 25 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 814794