This instrument prepared by:
John R. Keedy, Attorney
P. O. Box BH001
San Antonio, Texas 78284

WARRANTY DEED

BOOK 5899 PAGE 579

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Douglas R. Berry (NAME)	Howard L. Caughron (NAME)	Map 105-9
P. O. Box 976 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 976 (STREET ADDRESS)	Parcel 470
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ($10.00) Ten and no/100 ..... *Dollars,*

CHURCH'S FRIED CHICKEN, INC.

have this day bargained and sold, and do hereby transfer and convey unto the said Douglas R. Berry, Trustee, "with full power to convey and/or encumber without the joinder of any beneficiary," *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. 2 on the Plan of Resubdivision of Lot No. One, Section 69, Edgehill Estates, as of record in Book 5860, page 21, Register's Office for said County, described as follows:

Commencing at the northerly radius return point of the northwest corner of the intersection of Wedgewood Avenue and 12th Avenue South, said point being a one inch piece of angle iron set flush in concrete walk; thence with a curve to the southwest, said curve having a radius of 25.00 feet and a curve length of 33.07 feet to the westerly return point in the north right-of-way of Wedgewood Avenue, said point being a chiseled mark in concrete walk; thence with another curve to the southwest along the north right-of-way of said Wedgewood Avenue having a radius of 1240.00 feet a distance of 159.96 feet to the point of beginning; thence continue along said curve 123.50 feet to a P.K. nail set in concrete walk; thence north 9 deg. 41' 00" east a distance of 239.66 feet along the east right-of-way of 13th Avenue South to an iron pin in the south right-of-way of Wade Avenue; thence south 81 deg. 48' 24" east a distance of 69.92 feet along the south right-of-way of Wade Avenue to an iron pin; thence south 9 deg. 55' 51" west a distance of 66.30 feet to an iron pin; thence south 81 deg. 50' 04" east a distance of 49.32 feet to an iron pin; thence south 9 deg. 49' 56" west a distance of 142.24 feet to the point of beginning.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 37,038.00

Subscribed and sworn to before me, this the 16th day of June 19 82

My commission expires: 10-20-85 (Affix Seal)

Affiant

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), heirs 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 26th *day of* February 19 82 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

CHURCH'S FRIED CHICKEN, INC.

By: [signature] Attested By: [signature]

Its: Vice President Its: Assistant Secretary

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5899 PAGE 580

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

.....

.....

the within named 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..... Tennessee, this.....day of....., 19.....

.....*Notary Public*

Commission expires.....

TEXAS

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ } XXXXXXXXX
BEXAR

Before me, John R. Keedy, *a Notary Public of the State and County aforesaid, personally appeared* Larry M. Killpack, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Church's Fried Chicken, Inc., *the within named bargainor, a corporation, and that* he *as such* Vice President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* Vice President

Witness my hand and seal, at office in San Antonio, Texas *this* 25th *day of* February, *19* 82

Commission expires 10-12-82

John R. Keedy *Notary Public*

3281

Please return to Chicago Title Ins. Co. 23502

WARRANTY DEED

FROM
Church's Fried Chicken, Inc.

TO
Howard L. Caughron

G. 9 6 1. 3 6

IDENTIF. REFERENCE

JUN 17 3 09 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

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

RECEIVED OF _____

FOR _____ BOOK 5899 PAGE 581

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

37038.00- CO
96.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 102.70-
3281 A06/17/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 9 6 1 3 6

ADDL. REF. REFERENCE

JUN 17 3 09 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 887006