OFFICIAL RECEIPT

SEND TAX STATEMENTS TO: MAP NO. 104-2 PARCEL NO. 350 Jr

Mail C & S Properties, a Partnership
c/o Centennial Management Group, Inc
P.O. Box 939; Brentwood, Tenn. 37027

BOOK 5975 PAGE 426

THIS INSTRUMENT PREPARED BY:

Wayne B. Glasgow, Jr.
Attorney at Law
110 Third Avenue North
Franklin, Tennessee 37064

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, WE, WILLIAM R. RUSSELL AND WIFE BESSIE M. RUSSELL AND DAUGHTER VIOLA RUSSELL SANDERS (a widow) as tenants in common, have this day bargained and sold and do hereby transfer and convey unto C & S PROPERTIES, a partnership, its successors and assigns, that certain tract or parcel of land, lying and being situated in Davidson County, Tennessee, and being more fully described as follows:

A parcel located at 111 28th Avenue North Davidson County, Tennessee, being Map & Parcel No. 104-2-350, formerly being Lot No. 5 on the map of A.C. Wilkerson's subdivision of Lot No. 44, Boyd's Cockrill Spring Tract, as of record in Book 161, page 44, Register's Office of Davidson County, Tennessee.

Said Lot No. 5 fronts 53 feet on the westerly side of 28th Avenue North, formerly Fairground Avenue, and runs back between parallel lines 120 feet to an alley.

And being the same property conveyed to William R. Russell, Bessie M. Russell and daughter Viola Russell Sanders of record in Book 1404, page 475 Register's Office of Davidson County, Tennessee.

IDENTIF. REFERENCE

Dec 9 1 46 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MTG 12/09 155.50 CHECK

H20863

OFFICIAL RECEIPT

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said C & S PROPERTIES, their successors and assigns, forever.

AND WE COVENANT with the said C & S PROPERTIES, that we are lawfully seized and possessed of said land, in fee simple, have a good right to convey it and that it is unencumbered, except as follows:

1. Taxes for the year 1982 which are being prorated between the parties as of the date of this deed.

2. Any and all visible easments lying on or across the property.

3. Applicable zoning and building regulations for the City of Nashville, County of Davidson, Tennessee.

4. Subject to the rights of any tenants, lessees or other parties in possession.

AND WE FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said C & S PROPERTIES, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS on this the 6th day of December, 1982.

Wm. R. Russell
WILLIAM R. RUSSELL

Bessie M. Russell
BESSIE M. RUSSELL

Viola Russell Sanders
VIOLA RUSSELL SANDERS

OFFICIAL RECEIPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5975 PAGE 426

Personally appeared before me, the undersigned, a Notary Public, in and for the aforesaid State and County, came William R. Russell, with whom I am personally acquainted, the within named bargainor, and who upon oath acknowledged that he executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, on this the 6 day of December, 1982.

(SEAL)

Brenda M. Sanders
Notary Public

My Commission Expires:

4-20-84

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for the aforesaid State and County, came Bessie M. Russell, with whom I am personally acquainted, the within named bargainor, and who upon oath acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, on this the 6 day of December, 1982.

(SEAL)

Brenda M. Sanders
Notary Public

My Commission Expires:

4-20-84

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid State and County, came Viola Russell Sanders, with whom I am personally acquainted the within named bargainor, and who upon oath acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, on this the 6 day of December, 1982.

(SEAL)

Brenda M. Sanders
Notary Public

My Commission Expires:

4-20-84

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

OFFICIAL RECEIPT

BOOK 5975 PAGE 429

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

The actual value or consideration for this transfer whichever is greater is $ 55,000 00.

x Edward J Childers, partner

Sworn to and subscribed to before me on this the 6th day of December, 1982.

(SEAL)

W D Deagon Jr
Notary Public

My Commission Expires:

April 15, 1984

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5975 PAGE 430

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
			55000.00- CO	
			143.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 155.50-	
			4488A12/09/82 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 20363

IDENTIF. REFERENCE

DEC 9 1 46 PM '82

FELIX Z. WILSON JT. REGISTER
DAVIDSON COUNTY, TN

No. 914799