Prepared by:
Gail Pigg, Attorney
One Commerce Place
Nashville,TN 37239

WARRANTY DEED

BOOK 6011 PAGE 190

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Reese L. Smith, Jr. (NAME:)	same (NAME:)	141
2033 Richard Jones Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	#15
Nashville, TN 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	9D-21800

For and in Consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

HOLIDAY INNS, INC.

have bargained and sold, and by these presents do transfer and convey unto the said REESE L. SMITH, JR. his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 9th, formerly the 14th Civil District of Davidson County, Tennessee, being described according to a survey by Hart, Freeland, Roberts, Inc., Architects and Engineers, Job No. 4341, dated July 11, 1974, as follows:

Beginning at a point in the southerly margin of Coley Davis Road and the easterly margin of Buffalo Road, said point being 20.97 feet from a concrete monument, as measured along the southerly margin of Coley Davis Road; thence, continuing with the southerly margin of Coley Davis Road, North 60° 01' 54" East a distance of 1,079.95 feet to a concrete monument; thence, leaving the said Coley Davis Road, South 12° 44' 00" East a distance of 842.9 feet to a concrete monument; thence, North 77° 16' East 68 feet to a point in the center of Harpeth River; thence, continuing with the center of Harpeth River, South 3° 39' 12" East 225 feet to a point; thence, continuing with the center of Harpeth River, South 17° 59' 12" East a distance of 518 feet to a point; thence, continuing with the said center of Harpeth River, South 9° 46' 33" West 551.86 feet to a point on the center line of the L & N Railroad; thence, along the center line of the L & N Railroad, South 69° 04' 43" West a distance of 456 feet to a point; thence, with a curve to the right, said curve having a radius of 2,864.79 feet and an interior angle of 24° 04' 38", southwestwardly a distance of 1,206.36 feet to a point in the easterly margin of Buffalo Road; thence, along the easterly margin of Buffalo Road, North 10° 17' 30" East a distance of 1,907.35 feet to the point of beginning.

02/25 818.50- CHECK

9165

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 310,000.00

Subscribed and sworn to before me this the 25th day of February, 1983

Affiant

Notary Public

My commission expires: 4/25/84 (Affix Seal)

Being the same property conveyed to Holiday Inns, Inc. by deed from Garth E. Fort and wife, Chloe F. Fort, of record in Book 4844, page 173, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. 1983 taxes, a lien; but not yet due and payable; BOOK 6011 PAGE 191.

2. Easement for drainage as more particularly described in Minute Book 85, page 256, Second Circuit Court for Davidson County, Tennessee, a certified copy of which is of record in Book 3314, page 23, Register's Office for Davidson County, Tennessee;

3. Lack of direct access to Interstate 40 from the premises in question, such right of access having been condemned in Suit No. 58914 in the Second Circuit Court of Davidson County, Tennessee, by decree entered in Minute Book 85, page 256, said Court, a certified copy of which is of record in Book 3314, page 23, Register's Office for Davidson County, Tennessee.

4. A family graveyard with right of ingress and egress thereto (as set out in the deed from Tom H. Hows, et al, to S. S. Woolwine, Sr., of record in Book 735, page 252, Register's Office for Davidson County, Tennessee, in the vicinity of the northeasterly corner of premises);

5. An easement for the L & N Railroad right-of-way (including charter right-of-way, if any) along the southerly line of premises;

6. The rights of upper and lower riparian owners to the free and unobstructed flow of the water of Harpeth River, which forms a portion of the easterly boundary of premises, without diminution or pollution;

7. The matters depicted on the survey by Hart, Freeland, Roberts, Inc., Architects and Engineers, Job No. 4341, dated July 11, 1974.

This is unimproved (X) improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said REESE L. SMITH, JR. his ..... *heirs and assigns, forever.*

And we *do covenant with the said* REESE L. SMITH, JR. *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 as set out above, and except this conveyance is also subject to: any sewer or utility easements, whether or not of record; such state of facts as an accurate survey and inspection of said tract or parcel of land would show; the liens of taxes and assessments not yet due and payable, but which shall be prorated as of the date hereof; zoning laws and codes, building codes, setback restrictions, and rights of any government entity or utility company; and any easements or restrictions of record.

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* REESE L. SMITH, JR. his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 22nd *day of* February, *19* 83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

HOLIDAY INNS, INC.

BY: E. J. House, Jr., Vice President and Treasurer

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BOOK 6011 PAGE 192

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the 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.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the 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....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ SHELBY

Before me, the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* E. J. House, Jr. *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President and Treasurer *of the* Holiday Inns, Inc. *, the within named bargainor, a corporation, and that* he *as such* Vice President and Treasurer *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Vice President and Treasurer *.*

Witness my hand and seal, at office in Memphis, Tennessee
this 22nd *day of* February *, 19*83*.*

Kathy L. Kissell
Notary Public

KATHY L. KISSELL NOTARY PUBLIC SHELBY CO., TENN.

Commission Expires 4/22/85

WARRANTY DEED

FROM

Holiday Inns, Inc.

TO

Reese L. Smith, Jr.

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Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

RUSH

IDENTIF. REFERENCE

FEB 25 8 12 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H 3 2 7 0 8

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6011 PAGE 194

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
			310000.00- CO	
			806.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 818.50-	
			9165A02/25/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 2 7 0 8

IDENTIF. REFERENCE

FEB 25 8 12 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 931261