This Instrument Prepared By:

Harwell Barr Martin & Sloan, P.C.
172 Second Avenue North
Nashville, TN 37201

BOOK 6014 PAGE 817

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers
C. R. Clements, III and Betty Clements Armistead 112 Belle Meade Blvd. Nashville, Tn. 37205	Same	Map 117-14 Parcel 112

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) Dollars and other good and valuable consideration, the receipt of all of which is hereby acknowledged, BANDYWOOD SHOPPING CENTER, A LIMITED PARTNERSHIP, the GRANTOR herein, has bargained and sold and by these presents does transfer and convey unto C. R. CLEMENTS, III and BETTY CLEMENTS ARMISTEAD, the GRANTEES herein, their successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> LAND in Davidson County, Tennessee, being Lots Nos. 23 and 24 on the Map of George Waters Subdivision, Part 2, of record in Book 1130, page 68, Register's Office for said County.
>
> SAID Lots Nos. 23 and 24 adjoin and front together 120.0 feet on the northerly side of Bandywood Drive and runs back between parallel lines 250.0 feet to a line in the rear which measures 120.0 feet (F.M. 120.1') thereon.
>
> BEING the same property conveyed to Bandywood Shopping Center, a limited partnership by deeds from Jackie Slaughter Phillips of record in Book 4977, page 939, said Register's Office; and by deed from Okey B. Johnson, Jr., and wife, Joyce B. Johnson of record in Book 4977, page 942, Register's Office for Davidson County, Tennessee.

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 successors and assigns, forever. GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as set forth on Schedule A attached hereto and incorporated by reference as fully as though copied herein verbatim. GRANTOR further covenants and bind itself, its heirs and representatives to

03/03 3739.00- CHECK

691

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.

WITNESS our hands this 1st day of March, 1983.

BANDYWOOD SHOPPING CENTER,
A Limited Partnership

Okey B. Johnson, Jr., General Partner

Robert T. Phillips, General Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Sidney S. Forester, a Notary Public in and for said County and State, personally appeared Okey B. Johnson, Jr. and Robert T. Phillips, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be General Partners of Bandywood Shopping Center, a Limited Partnership, the within named bargainor and that they, as such General Partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the limited partnership by the said individuals as such General Partners and attesting the same by the said individuals as such General Partners.

Witness my hand and official seal at Nashville, Tennessee this 1st day of March, 1983.

Sidney S. Forester
Notary Public

My Commission Expires:

Jan. 20, 1985

* * * *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $ 4,050,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 1st day of March, 1983.

Sidney S. Forester
Notary Public

My Commission Expires:

Jan. 20, 1985

JH/vca

Schedule A

1. Deed of Trust executed by Bandywood Shopping Center, a limited partnership, to Vaden Lackey, Jr., Trustee, dated November 1, 1976, and recorded in Book 5084, page 601, Register's Office for Davidson County, Tennessee in favor of Fidelity Federal Savings and Loan Association of Nashville which states that it secures a debt in the principal sum of $435,000.00, payable as therein specified together with any terms, conditions, restrictions, or limitations recited therein.

2. Assignment of all present and future leases made November 1, 1976, in favor of Vaden Lackey, Trustee, as security for $435,000.00 note, of record in Book 5084, page 605, re-recorded in Book 5085, page 443, Register's Office for Davidson County, Tennessee.

3. Ten foot public utility easement along the rear line of the lot.

4. Sixty-five foot setback line from Bandywood Drive.

5. Taxes for 1983, a lien, but not yet due and payable.

IDENTIF. REFERENCE
MAR 3 12 07 PM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
H 3 3 9 5 1

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
	CO.	1.050.000.00		
			2730.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 2739.50-	
			0691A03/03/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3395 I

IDENTIF. REFERENCE

MAR 3 12 07 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 932737