[Address New Owners:	[Send Tax Bills to:	[Map-Parcel Nos.]
[	[	[ ]
[Charles T. Booth, Jr.,	[	[Map 86-1]
[and Alice M. Booth	[SAME	[ ]
[2405 Wilford Drive	[	[Parcel 94]
[Nashville, TN 37214	[	[ ]
[	[	[ ]
[This instrument prepared by:		]
[WHITE & REASOR, 3305 West End Avenue, Nashville, TN 37203		]

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, FREEMAN PUBLIC PROPERTIES, INC., a Tennessee Corporation ("Grantor") has bargained and sold, and by these presents does transfer and convey unto CHARLES T. BOOTH, JR., AND ALICE M. BOOTH, as Tenants in Common, ("Grantees") a certain tract or parcel of land in Davidson County, Tennessee, being Lot 1 on the Resubdivision of Lot 7, Freeman & Hurd Property, as of record in Plat Book 5190, page 689, in the Register's Office for Davidson County, Tennessee, being more particularly described on Exhibit "A", which is attached hereto and incorporated herein by reference ("Property"),

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for 1983 which shall be paid by Grantees.

2. Grantor reserves for itself, its successors and assigns, together with all licensees, invitees, and those of a similar kind and character, the right to use that portion of the Property which is described on Exhibit "B", attached hereto and made a part hereof by reference ("Easement Parcel"), for ingress and egress to and from Hickory Hill Lane, perpetually.

3. The rights, title, and interest of Grantor and Grantees conveyed and reserved hereunder are subject to the terms and conditions of that certain Easements Grant, dated May 8, 1980, by and between Freeman & Hurd Joint Venture and Vadborn Realty Corp., of record in Book 5628, page 748, said Register's office. Grantor hereby exclusively reserves all of the rights of the Grantor under said Easements Grant, except as hereinafter set forth. Specifically, and without limitation, Grantor reserves to itself, its successors and assigns, the right to use the Easement Parcel for ingress and egress to and from Hickory Hill Lane, the right to receive any payments made by the Grantee under said Easements Grant, the right to grant or withhold any approvals or consents required of the Grantor under said Easements Grant, and the right to terminate said Easements Grant in the event of default by the Grantee under said Easements Grant in performing its obligations thereunder. Notwithstanding the above provisions, Grantor hereby conveys to Grantees joint and perpetual right to use the Easement Parcel for ingress and egress to and from Hickory Hill Lane. To the extent that Grantees pay real estate taxes and assessments attributable in whole or in part to the Easement Parcel, Grantees shall have the right to receive any payments made with respect to said taxes and assessments by the Grantee under the Easements Grant, pursuant to Section 15 (a) thereof.

4. The option rights of Chevron Oil Company, if any, contained in that certain Deed of record in Book 4463, page 766, said Register's office. All of the Grantor's rights, under the instrument conveying the option rights to Chevron Oil Company are hereby reserved by Grantor.

5. All matters shown on the Plat of the Resubdivision of Lot 7, Freeman & Hurd Property, of record in Plat Book 5190, page 689, said Register's Office.

TO HAVE AND TO HOLD the said Property, with the appurtenances, estate, title, and interest thereto belonging to the said Grantees, their heirs and assigns, forever, and Grantor covenants with Grantees that it is lawfully seized and possessed of the Property in fee simple, that it has a good right to convey

it, and that the Property is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the Property to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

THIS is unimproved property known as _____ Hickory Hill Lane, Nashville, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $12,000.00

C. Patterson Cron
AFFIANT

Subscribed and sworn to before me this 3rd day of May, 1983.

Jan Minshall
NOTARY PUBLIC

My Commission Expires: 7-27-86

IN WITNESS WHEREOF, the undersigned has executed this Warranty Deed this 3rd day of May, 1983

FREEMAN PUBLIC PROPERTIES, INC.

BY: C. Patterson Cron,
Authorized Agent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Jan Minshall, a Notary Public of the State and County aforesaid, personally appeared C Patterson Cron, with whom I am personally acquainted, and who, upon oath, acknowledged himself, to be Authorized Agent, of the Freeman Public Properties Inc, being authorized so to do, execute the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Authorized Agent.

WITNESS my hand and seal, at office in Nashville TN, this 3rd day of May, 1983.

Jan Minshall
NOTARY PUBLIC

My Commission Expires: 7-27-86

EXHIBIT A

SURVEYOR'S DESCRIPTION
Lot No. 1
Resubdivision of Lot 7
Freeman and Hurd Property

Being a parcel of land located north of Lebanon Pike, west of State Highway 45 and east of Stones River in the 2nd, formerly the 4th, Civil District, Nashville, Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the east margin of Hickory Hill Lane, being the southwest corner of Charles T. Booth, Jr., and as recorded in Book 5753, Page 775, R.O.D.C., Tennessee:

Thence, with Booth's south line, N 52° 10' 42" E, 205.09 feet;

Thence, N 37° 46' 17" W, 182.96 feet;

Thence, N 27° 00' 13" W, 109.97 feet to a point in the south line of Pegasus 77 Associates;

Thence, with Pegasus' south line, S 80° 22' 00" E, 260.52 feet;

Thence, S 09° 38' 00" W, 231.60 feet;

Thence, S 52° 10' 42" W, 224.47 feet to a point in the east margin of Hickory Hill Lane;

Thence, N 37° 52' 13" W, 50.04 feet to the point of beginning.

Containing 1.03 acres, more or less.

The above described property is encumbered by a permanent access easement 50 feet in width along the entire easterly line.

No other easements are known to exist.

BEING a portion of the property conveyed to Tennessee Trust Company, Trustee, for the benefit of BMD Joint Venture, with full power and authority to sell, assign, mortgage, or encumber without joinder of any beneficiary, by Quitclaim Deed dated October 20, 1980, from Freeman & Hurd Joint Venture, a Tennessee joint venture composed of W. Criswell Freeman and J. Brent Hurd, of record in Book 5667, page 331, said Register's Office. Being also a portion of the property conveyed to Freeman Public Properties, Inc., a Tennessee Corporation, by Warranty Deed from Tennessee Trust Company, Trustee, dated September 28, 1982, and recorded in Book 5945, page 200, said Register's office.

BARGE, WAGGONER, SUMNER & CANNON
File No. 6505-09
April 7, 1983

EXHIBIT B

BOOK 6051 PAGE 110

SURVEYOR'S DESCRIPTION
EASEMENT ACROSS HURD PROPERTY
BETWEEN HICKORY HILL LANE AND HILLS HERMITAGE SITE

Being a parcel of land located north of Lebanon Pike, west of State Highway 45 and east of Stones River in the 2nd, formerly the 4th, Civil District, Nashville, Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the southerly line of Pegasus 77 Associates, said point being N 80° 22' W, 10.21 feet from the northwesterly corner of Bascom Cooksey, Jr.

Thence, in a clockwise direction, S 09° 38' 00" W, 231.60 feet to a point;

Thence, S 52° 10' 42" W, 224.47 feet to a point in the northeasterly margin of Hickory Hill Lane;

Thence, N 37° 52' 13" W, 50.04 feet to a point;

Thence, with the southeasterly line of Charles T. Booth, N 52° 10' 42" E, 205.09 feet to an existing concrete monument;

Thence, N 09° 38' E, 212.08 feet to a point in the southerly line of Pegasus 77 Associates;

Thence, S 80° 22' 00" E, 50.00 feet to the point of beginning.

Containing 0.50 acre, more or less.

The above description is intended to encompass a strip of land 50 feet wide and approximately 435 feet in length to serve as an ingress-egress easement between Hickory Hill Lane and the Pegasus 77 Associates property (Hills Department Store).

~~No easements are known to exist~~.

H 4 5 8 7 2

IDENTIF. REFERENCE

MAY 4 1 09 PM '83

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

BARGE, WAGGONER, SUMNER & CANNON
File No. 6505-09
March 31, 1983
Revised April 7, 1983

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6051 PAGE 111

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			12000.00-	CO
			31.20	CO TX
			.50	PRFEE
			15.00	TDEED
	VD		15.00-	TDEED
			15.00	WDEED
			CHECK	46.70-
			5096A05/04/83	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 45872

IDENTIF. REFERENCE

MAY 4 1 09 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946668