FORM NO. WD-1

BOOK 6066 PAGE 619

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Charles W. Hawkins III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May 19 83.

Linda Cantrell
Notary Public

MY COMMISSION EXPIRES: 10/20/85
(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles W. Hawkins, III, Tr. (NAME)	SAME (NAME)	2DA-60636
26th Floor First American Ctr (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2DA-60635
Nashville, Tn 37238 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	94-15- 13-14-15 106-3-8

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JAMES J. HOWELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES W. HAWKINS, III, TRUSTEE, WITH FULL POWER TO TRANSFER, SELL, CONVEY, MORTGAGE, OR OTHERWISE ENCUMBER WITHOUT THE JOINDER OF ANY BENEFICIARY

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of the Resubdivision of Lots Nos. 2, 3, and 4 of Spence Lane Industrial Park Subdivision, Section 2, a plan of record in Book 5800, page 207, said Register's Office.

Said Lot No. 1 fronts 150.0 feet on the westerly margin of Spence Lane, as widened, and extends back 427.60 feet on the southerly line and 314.62 feet on the northerly line to a broken line in the rear measuring 208.18 feet thereon.

Being part of the same property conveyed to George E. Bivins, Jr. and James J. Howell by deed from Nile E. Yearwood, Trustee of record in Book 4556, page 341, Register's Office for Davidson County, Tennessee. The said George E. Bivins, Jr. joined by his wife, Maxine Luther Bivins, having conveyed all of their interest in said property to the said James J. Howell by deed of record in Book 4853, page 778, Register's Office for Davidson County, Tennessee.

Mary Ruth Howell, wife of James J. Howell, for a valuable consideration, joins in the execution of this instrument for the purpose of transferring to grantee herein any an all right, title and interest that she may have in said real estate.

This conveyance is made subject to a right-of-way easement to Colonial Pipeline Company of record in Book 5038, page 30, said Register's Office, and a fifteen foot minimum building setback line from the westerly margin of Spence Lane, a ten foot utility and drainage easement on the rear line of said lot and owner's certificate as shown on recorded Plat.

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

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 heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 31st day of May, 19 83

James J. Howell

Mary Ruth Howell

CHECK
05/31 175.50
1455

STATE OF TENNESSEE
Davidson County

BOOK 6066 PAGE 620

Personally appeared before me, Linda Cantrell, a Notary Public in and for said County and State, the within named James J. Howell and wife, Mary Ruth Howell

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of May 1983

Commission expires 10/20/85

Linda Cantrell
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
James J. Howell and wife,

TO
Charles W. Hawkins, III, Trustee

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

H 5 1 0 7 8

IDENTIF. REFERENCE

MAY 31 4 12 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF

FOR BOOK 6066 PAGE 621

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
			65000.00- CO	
			169.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 175.50-	
			1455A05/31/63 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 1 0 7 8

IDENTIF. REFERENCE

MAY 31 4 12 PM '63

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 952828