BOOK 6138 PAGE 751

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
H.H.&H. Company (NAME)	New Owner (NAME)	106-2-6
1011 Elm Hill Pike (STREET ADDRESS OR ROUTE NUMBER)	1451 Elm Hill Pike, Suite 255 (STREET ADDRESS)	2DA-62920
Nashville, TN. 37210 (CITY) (STATE) (ZIP)	Nashville, TN. 37210 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) *Dollars,*

and other good and valuable considerations, the receipt of which is hereby acknowledged,

CORA SHUTE and GEORGIA SHUTE McCLAIN, both unmarried persons

have this day bargained and sold, and do hereby transfer and convey unto the said

H. H. & H. COMPANY, a partnership

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A tract of land located in the Second Civil District of said County, being parts of Lots 5, 6 and 7 as shown on the Plan of E. M. Matthews' Subdivision, as of record in Book 57, page 112, Register's Office for said County and described according to a survey made by Barry Greer & Associates, dated August 2, 1983, as follows:

BEGINNING at an iron pin set in the original west boundary of Lot No. 5 as shown on said plan, at its intersection with the present R.O.W. of Elm Hill Pike (as widened under Metro Project No. 63-R-70), said pin being 333.76 feet as measured along said R.O.W. in an easterly direction from a Tennessee Highway Department monument set in connection with R.O.W. monumentation of Interstate I-40, and proceding as follows: With said new R.O.W. of Elm Hill Pike, south 82 degrees 56 minutes 52 seconds east, a distance of 103.00 feet to an iron pin; thence continuing with said R.O.W., north 88 degrees, 33 minutes 53 seconds east, a distance of 36.37 feet to an iron pin set in the west line of the property conveyed to Charles Hawkins III, Trustee, by deeds of record in Book 5046, page 358; Book 5040, page 452 and Book 5023, page 672, all in said Register's Office for said County; thence leaving said R.O.W. and with the line of Hawkins, south 05 degrees 46 minutes 00 seconds west, a distance of 141.68 feet to an iron pin; thence continuing with Hawkins, south 88 degrees 32 minutes 00 seconds west a distance of 126.03 feet to an iron pin set at the original southwest corner of Lot 5, as shown on said Matthews Subdivision; thence with the original west line of said Lot 5, north 00 degrees 36 minutes 21 seconds east a distance of 155.93 feet to the beginning, containing 0.445 acres, more or less.

Being part of the property conveyed to Cora Shute, Fannie Shute Brown and Georgia Shute McClain, by deeds from Cora Shute and Fannie Shute Brown as of record in Book 2708, page 245 and in Book 2441, page 329, said Register's Office, the said Fannie Shute Brown having since died leaving property vested in Cora Shute and Georgia Shute McClain as her only heirs at law.

09/16 126.90- CID

7968

H 7 4 1 1 8

IDENTIF. REFERENCE

SEP 16 2 24 PM '83

DAVIDSON COUNTY TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 84,000.00

Subscribed and sworn to before me, this the 15th day of September 1983

Affiant

My commission expires: 4-20-86 (Affix Seal)

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

unimproved ( )
This is improved (X) property, known as 1011 Elm Hill Pike, Nashville, TN 37210 in DAVIDSON
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 15th *day of* September, *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.*

Cora Shute
Cora Shute

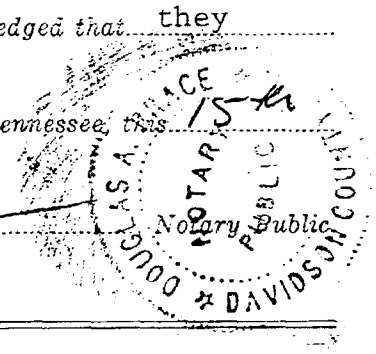
Georgia Shute McClain
Georgia Shute McClain

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Cora Shute and Georgia Shute McClain, unmarried persons,

*the bargainor*s, *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* 15th *day of* September, *19* 83.



Notary Public

Commission Expires 4-20-86.

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

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

Witness my hand and seal, at office in.....,

this.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....

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WARRANTY DEED

FROM

CORA SHUTE AND GEORGIA SHUTE McCLAIN

TO

H.H.&H. Company, partnership

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

File B of 36

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6138 PAGE 755

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
			44000.00- CO	
			114.40 CO TX	
			.50 PRFEE	
			12.00 TDEED	
	VD		12.00- TDEED	
			DEED	
			CHECK	126.90-
7968409/16/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.4 1 1 6

IDENTIFICATION REFERENCE

SEP 16 2 24 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 979235