BOOK 6202 PAGE 134

FROM: McDowell Development Corporation
TO: Ellis Jakes

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Ellis Jakes 6089 Clarksville Highway Joelton, Tennessee 37080	Same	Part of 15; 51

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $43,500.

Ellis Jakes
Affiant

Subscribed and sworn to before me, this the 8th day of December, 1983.

Notary Public

My Comm. Expires: 04/26/86

SPECIAL WARRANTY DEED

FOR AND CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by Ellis Jakes, hereinafter referred to as GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, McDowell Development Corporation, a Tennessee corporation, hereinafter referred to as GRANTOR, has bargained and sold, and by these presents does transfer and convey unto GRANTEE, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described in Exhibit A attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE 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, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever claiming under GRANTOR. 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 this 7th day of December, 1983.

McDOWELL DEVELOPMENT CORPORATION,
a Tennessee corporation

BY: David S. Gary VP
David S. Gary, Vice President

ATTEST:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6202 PAGE 135

Before me, Debra J. Bruce a Notary Public, within and for the State and County aforesaid, personally appeared David L. Bruce and J. Bruce Hewell with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the Vice President - MDC and President - MFI respectively of J. Bruce Development Corporation the within named bargainor, a corporation, and that they, as such Vice President - MDC and President - MFI, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said David L. Bruce as such Vice President and attesting the same by the said J. Bruce Hewell as such President - MFI.

Witness my hand and official seal at office at Nashville Tennessee, on this 24th day of December, 19 84.

Debra J. Bruce
NOTARY PUBLIC

DEBRA J. BRUCE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 04/20/86

EXHIBIT A

A tract of land in the Second Civil District Metropolitan Nashville, Davidson County, Tennessee formerly the Fourteenth Civil District Davidson County, Tennessee and being a part of Parcel (51) on Tax Map 15 and being more particularly described as follows:

Beginning at a point in Gerald Drive in the westerly line of William Hills, Section Two as of record in Book 4460, page 62, Register's Office for Davidson County, Tennessee and also being a common corner of herein described tract (part of Parcel (51) and Parcel (172) on Tax Map 15; thence,

1. With the common line of the herein described tract and Parcel

(172) N 82° 59' 44" W 539.44 feet, more or less to a point in the northerly right-of-way line of Interstate 24; thence,

2. With the northerly right-of-way line of I-24 N 53° 14" 31" W 118.53 feet plus or minus to a point in the easterly line of C. H. Ennis property; thence,

3. With the easterly line of Ennis N 14° 20' 11" W 795.08 feet plus or minus to northeasterly corner of Ennis; thence,

4. With the north line of Ennis N 88° 00' 03" W 636.35 feet to a point in the easterly right-of-way line of Whites Creek Pike; thence,

5. With the easterly right-of-way line of Whites Creek Pike with a curve to the right (Radius 1402.53') northeasterly a distance of 50.0 feet; thence,

6. With a line parallel to and 50 foot north of the north line of Ennis and severing the property of which this is a part S 88° 00' 03" E 637.38 feet to a point; thence,

7. S 80° 47' 02" E 932.40 feet plus or minus to a point in the westerly line of William Hills, Section Two as of record in Book 4460, page 62, Register's Office for Davidson County, Tennessee; thence,

8. With the westerly line of William Hills S 8° 25' 12" W 754.62 feet plus or minus, more or less to the point of beginning and containing 14.5± acres.

Being part of the same property conveyed to McDowell Development Corporation by deed from John M. Walker and wife, Zadie Craft Walker, of record in Book 4510, page 552, said Register's Office.

Exceptions:

1. 1983 Taxes, which shall be the responsibility of Grantor.

2. Lack of direct ingress and egress to I-24.

3. Restrictive Covenants in instrument of record in Book 4373, page 508, Register's Office for Davidson County, Tennessee.

CHECK
12/27 122.60-
2136

IDENTIF. REFERENCE
DEC 27 3 26 PM '83
FELIX A. WILLIAMS REGISTER
DAVIDSON COUNTY, TN

H 9 4 0 9 5

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6202 PAGE 137

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
			43500.00- CAMT.	
			113.10 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	122.60-
2136A	12/27/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 4 0 9 5

IDENTIF. REFERENCE

DEC 27 3 26 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 2676