FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,750.00

James H. Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF December 1983.

James D. Stubbs
Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

BOOK 6210 PAGE 257

THIS INSTRUMENT WAS PREPARED BY
James D. Stubbs, Attorney, 4343 Lebanon Road, Hermitage, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LEXINGTON LTD. (NAME)	SAME (NAME)	064-00-0 037.00
4777 Andrew Jackson Pkwy. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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 H. Davis and wife, Shirley F. Davis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lexington Ltd., Lloyd H. Griffin, General Partner

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: BEING a certain parcel of land located in the 2nd Civil District (formerly the 4th) of Davidson County, Tennessee; being further described as follows: BEGINNING at point situated in the easterly margin of Andrew Jackson Parkway; said point being the northwest corner of the Fox Run Condominium property as recorded in Book 5171, Page 197, R.O.D.C, Tennessee; THENCE, with the said margin of Andrew Jackson Parkway and with a curve to the right having a radius of 2256.83 feet a distance of 292.80 feet to a point (chord = N 00° -08'-15" W - 292.59 feet); THENCE, leaving the said margin of Andrew Jackson Parkway S 87°-24'-45" E - 230.00 feet to a point; THENCE, along a new line S 27°-49'-56" E - 139.16 feet to a point; THENCE, S 62°-10'-04" W - 78.91 feet to a point; THENCE, S 02°-30"-00" W - 108.15 feet to a point situated in the northerly property line of the aforementioned Fox Run Condominium property; THENCE, with the said property line of Fox Run S 86°-17'-00" W - 220.00 feet to the point of beginning. Containing 1.60 Acres

BEING a portion of the same property conveyed to James H. Davis and wife, Shirley F. Davis by Thomas Byron Nixon and wife, Faye Nixon and recorded in Book 5810, Page 954, R.O.D.C, Tennessee.

THIS conveyance is subject to all easements and restrictions of record.

CHECK

This is unimproved (X) improved ( ) property, known as See above description (House Number) (Street) Hermitage, TN 37076 (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 30th day of December, 1983

James H. Davis

Shirley F. Davis

01/05 120.12

4713

STATE OF TENNESSEE
Davidson County

BOOK 6210 PAGE 258

Personally appeared before me, James D. Stubbs, a Notary Public in and for said County and State, the within named James H. Davis and wife, Shirley F. Davis

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 Hermitage, Tennessee, this 30th day of December, 19 83

Commission expires [illegible] 22, 1984

James D. Stubbs
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

H96261

WARRANTY DEED

FROM
JAMES H. DAVIS and wife,

SHIRLEY F. DAVIS

TO
LEXINGTON LTD., LLOYD H.

GRIFFIN, GENERAL PARTNER

IDENTIF. REFERENCE

JAN 9 10 37 AM '84

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6210 PAGE 259

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
			43750.00-	CAMT.
			113.62	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 120.12-
			4713A01/09/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 6 2 6 1

IDENTIF. REFERENCE

JAN 9 10 17 AM '84

No. 5176