FORM NO. WD-1

BOOK 6243 PAGE 145

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 19 84

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(AFFIX SEAL)

Fee 7

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TEXTENN COMPANY (NAME)	SAME (NAME)	104-04-0
1000 18th Ave South (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	087
Nashville Tn 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	10W 06325

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 W. STAFFORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TEXTENN COMPANY, a Partnership composed of GEORGE H. STRAIT and EUGENE ERVINE WOOLSEY

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 M.R. Shields Subdivision of Lot No. 4 on the O.B. Hayes Tract of record in Book 57, Page 60, said Register's Office for Davidson County, Tennessee.

SAID Lot No. 1 of record in Book 57, Page 60, said Register's Office, fronts 48 feet on the easterly margin of 18th Avenue South, and runs back between parallel lines with the southerly margin of Grand Avenue, 150 feet to an alley.

BEING the same property conveyed to JAMES W. STAFFORD, by deed from JAMES R. GROSECLOSE, W.E. LEWIS, JR., and MARY ELISE ANDERSON, of record in Book 6060, page 386, said Register's Office.

I 0 6 8 5 2

T IDENTIF. REFERENCE

MAR 6 10 01 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK 03/06 552.50- 7729

This is improved (X) unimproved ( ) property, known as 1000 18th Avenue South, Nashville, Tennessee 37212
(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 my hand this 28th day of February, 19 84

James W. Stafford by [illegible] atty in fact

JAMES W. STAFFORD

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES W. STAFFORD

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February 19 84

Commission expires _____

_____
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

TO

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 28th day of February, 1984, before me personally appeared AL C. MIFFLIN, to me known to be the person who executed the foregoing instrument in behalf of JAMES W. STAFFORD, as Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said JAMES W. STAFFORD as though he had acted personally,

WITNESS my hand and official seal at Nashville, Tennessee, this the 28th day of February, 1984.

Commission Expires: 10/13/86

NOTARY PUBLIC

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

BOOK 6243 PAGE 147

RECEIVED OF _____

FOR _____

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

210000.00- CAMT.
546.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 552.50-
7729A03/06/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10685 2

IDENTIF. REFERENCE

MAR 6 10 01 AM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 17796