I 4 8 9 5 3

IDENTIF. REFERENCE

SEP 11 2 07 PM '84

FELIX E. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

PAID

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $100,000.00.

Affiant

Subscribed and sworn to before me, this 11th day of ~~August~~ September, 1984.

Notary Public

My Commission expires: November 1, 1987.

This instrument prepared by:
GULLETT, SANFORD & ROBINSON
230 Fourth Avenue North
Nashville, Tennessee 37219

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Don C. Bruce and H. Allen Ross 1008-A Old Tree Ct. Nashville, 37210	SAME	106 Pc Par 36 1.2

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, ROBERT J. BALTZ, JR., AND WIFE, CATHERINE H. BALTZ, DENNIS L. BALTZ AND WIFE, MARIE BALTZ, REBA BALTZ, UNMARRIED, FRANK J. BALTZ AND WIFE, FRANCES A. BALTZ, JOHN P. BALTZ AND WIFE, JOYCE BALTZ, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto ELM HILL DEVELOPMENT COMPANY, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being more particularly described by survey of Barge, Waggoner, Sumner and Cannon, dated April 30, 1984, as follows:

BEGINNING at a point in the southerly margin of Elm Hill Pike, 30.69 feet westerly from a concrete monument and being the northeasterly corner of Parcel No. 2, Baltz Warehouse property; thence North 76 deg. 31' 56" East 30.69 feet to a concrete monument; thence with a curve to the left having a central angle of 02 deg. 38' 16" a radius of 2,040 feet, 93.92 feet to a concrete monument; thence North 73 deg. 53' 40" East 109.60 feet to a point, being the northwest corner of Keeling property; thence with the southwesterly line of Keeling property, South 78 deg. 08' 46" East 179.75 feet to a point in the northerly margin of right-of-way for L&N Railroad land track to Metropolitan Industrial Park; thence with railroad right-of-way along a curve to the right in a southwesterly direction said curve having a central angle of 4 deg. 07' 03" a radius of 3,789.83 feet 272.35 feet to a point, the southeasterly corner of Parcel 2; thence with the easterly line of Parcel 2, North 50 deg. 59' West, 304.08 feet to the point of beginning. Containing 1.17 acres, more or less.

Being part of the same property conveyed to Robert J. Baltz, Jr., Douglas M. Baltz, Frank J. Baltz, Dennis L. Baltz and John P. Baltz by deed from Houston T. Ezell and wife, Mabel Ezell, of record in Book 1911, page 365, Register's Office for said County, and to Robert J. Baltz, Jr., Douglas M. Baltz, Frank J. Baltz, Dennis L. Baltz and John P. Baltz by quitclaim deed from Baltz Brothers Packing Company of record in Book 4925, page 997, as corrected by Instrument of Correction of record in Book 5913, page 687, and re-recorded in Book 5815, page 843, Register's Office for said County.

This is improved property, known as _____
(House Number) (Street)

_____
(P. O. Box) (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/ except easements of record, 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, theirs 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 22 day of August, 1984.

ROBERT J. BALTZ, JR.

CATHERINE H. BALTZ

DENNIS L. BALTZ

MARIE BALTZ

FRANK J. BALTZ

FRANCES A. BALTZ

JOHN P. BALTZ

JOYCE BALTZ

REBA BALTZ

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 ROBERT J. BALTZ, JR., TRUSTEE; ROBERT J. BALTZ, JR., AND WIFE, CATHERINE H. BALTZ, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22 day of August, 1984.

Notary Public

My Commission Expires: ~~October 20, 1985~~ My Commission Expires

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 DENNIS L. BALTZ AND WIFE, MARIE BALTZ, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22 day of August, 1984.

Notary Public

My Commission Expires: ~~My Commission Expires~~
October 20, 1985

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 REBA BALTZ, UNMARRIED, wife of Douglas M. Baltz, Sr., deceased, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22 day of August, 1984.

Notary Public

My Commission Expires: _____
My Commission Expires
October 20, 1985

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 FRANK J. BALTZ AND WIFE, FRANCES A. BALTZ, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22 day of August, 1984.

Notary Public

My Commission Expires: _____

My Commission Expires
October 20, 1985

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 JOHN P. BALTZ AND WIFE, JOYCE BALTZ, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22 day of August, 1984.

Notary Public

My Commission Expires: _____

My Commission Expires
October 20, 1985

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6379 PAGE 147

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
			100000.00- CAMT.	
			260.00 CSTAX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	272.50-
9518A09/11/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. REFERENCE T

SEP 11 2 07 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0068076