FORM NO. WD-1

BOOK 6429 PAGE 866

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 240,000.00

Avonne W. Hathcock
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November, 1984.

Judy M. Bills
Notary Public

MY COMMISSION EXPIRES: 3/30/85

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY Nashville, TN 37219

NAME	ADDRESS
JAMES C. DALE, III	162 4th Avenue North, Suite 205

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
DOWNTOWN BUSINESS CENTERS II, LTD. (NAME)	SAME (NAME)	93-15-8, 11, 32, 33, 34 and 35
631 2nd Avenue South (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37210 (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, AVONNE W. HATHCOCK, ALFRED L. HATHCOCK, and ALFRED L. HATHCOCK and FIRST AMERICAN NATIONAL BANK, CO-TRUSTEES UNDER THE WILL OF J. FRED HATHCOCK,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOWNTOWN BUSINESS CENTERS II, LTD.

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ ITS HEIRS AND ASSIGNS, A CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being a parcel of land in the 1st Civil District, Nashville, Davidson County, Tennessee, bounded on the south by Lafayette Street, on the east by 3rd Avenue South, and on the west by 4th Avenue South, more particularly described as follows according to a survey of Barge, Waggoner, Sumner & Cannon dated November 13, 1984:

Beginning at a point in the westerly margin of 3rd Avenue South, 108.02 feet from the southerly margin of Ash Street;
Thence, with 3rd Avenue South, S 30° 58' E, 188.67 feet;
Thence, leaving said Avenue, S 58° 44' W, 145.29 feet to the center of a closed alley;
Thence, with said alley, S 30° 37' E, 44.31 feet to Lafayette Street;
Thence, with said Street, N 70° 17' W, 208.49 feet to the beginning of a curve to the right;
Thence, with said curve, having a central angle of 39° 25', a radius of 41.00 feet and a distance of 28.21 feet to a point in the easterly margin of 4th Avenue South;
Thence, with 4th Avenue South, N 30° 52' W, 109.75 feet;
Thence, leaving said Avenue, N 58° 55' E, 138.01 feet;
Thence, S 30° 37' E, 63.99 feet;
Thence, N 58° 54' E, 149.13 feet to the point of beginning.
Containing 57,070 square feet or 1.310 acres, more or less.

Parcel Nos. 8, 11, 32, 33 and 35 being the same property conveyed to J. Fred Hathcock, a 1/3 interest, J. Fred Hathcock, Jr., a 1/3 interest, and Alfred Lee Hathcock, a 1/3 interest, by deeds of record in Book 1372, page 646, in Book 1341, page 94, in Book 1470, page 109, in Book 2158, page 242, and in Book 2103, page 81, Register's Office for Davidson County, Tennessee. The said J. Fred Hathcock being now deceased, his 1/3 interest was devised to First American National Bank of Nashville and Alfred Lee Hathcock, as Co-Trustees under the Will of J. Fred Hathcock of record in Will Book 68, page 122, County Court Clerk's Office for said County. The said J. Fred Hathcock, Jr. being now deceased, his 1/3 interest was devised to Bonnie Avonne Wright Hathcock under the Will of J. Fred Hathcock, Jr., of record in Will Book 141, page 89, said County Court Clerk's Office.

This is (X) unimproved (X) improved property, known as 3rd and 4th Avenue South, and Lafayette Street, Nashville, TN 37210
(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 our hands this 16th day of November, 1984

Avonne W. Hathcock
AVONNE W. HATHCOCK
One and the same person as Bonnie Avonne Wright Hathcock

FIRST AMERICAN NATIONAL BANK, CO-TRUSTEE UNDER THE WILL OF J. FRED HATHCOCK
By: ROBERT A. TURPEN, Assistant Vice-President

ALFRED L. HATHCOCK, INDIVIDUALLY AND AS CO-TRUSTEE UNDER THE WILL OF J. FRED HATHCOCK

11/20 6300-00- CHECK

354

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Judy M. Butler, a Notary Public in and for said County and State, the within named AVONNE W. HATHCOCK

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 19th day of November, 1984.

Judy M Butler Notary Public

Commission Expires 3/30/85

STATE OF TENNESSEE
Davidson County

Before me, Judy M. Butler a Notary Public in and for the State and County aforesaid, personally appeared ROBERT A. TURPEN, Assistant Vice-President of First American National Bank, Co-Trustee under the Will of J. Fred Hathcock,

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Assistant Vice-President of the First American National Bank a corporation, and that he as such Assistant Vice-President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Assistant Vice-President.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of November, 1984.

Judy M. Butler Notary Public

Commission Expires 3/30/85

WARRANTY DEED

FROM

TO

I 6 4 6 8 3

IDENTIF. REFERENCE

Nov 20 9 19 AM '84

REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TEXAS)
HARRIS COUNTY)

Personally appeared before me, NANCY L LEWIS, a Notary Public in and for said County and State, the within named ALFRED L. HATHCOCK, Individually, and as Co-Trustee under the Will of J. Fred Hathcock, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Houston, Texas, this 16th day of November, 1984.

Nancy L Lewis
NOTARY PUBLIC

My Commission Expires: 10/29/88

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6429 PAGE 868

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
			240000.00- CAMT.	
			624.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	630.50-
			8540A11/20/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-64683

IDENTIF. REFERENCE

NOV 20 9 13 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0086539