Bk 37

BOOK 6474 PAGE 528

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Sterchi Bros. Stores, Inc. 200 Tech Center Drive Box 40 Knoxville TN 37912	Same	Map 142 Parcel 208
This instrument prepared by: Boult, Cummings, Conners & Berry, 222 Third Avenue, North, P. O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and no/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, J. Marvin Hopper (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Sterchi Bros. Stores, Inc. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.
2. All easements and conditions shown on the recorded plan.
3. Rights of others entitled in and to the continued uninterrupted flow of water through drainage easement crossing the rear of subject property.

This is unimproved property, located on Hwy. 70 South, Bellevue, Tennessee 37221.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

Howell Carter
Affiant

Subscribed and sworn to before me this 14th day of January, 1985.

Pamela L. Zimmerman
Notary Public
My Commission Expires: 4/17/88

NOTARY PUBLIC WILLIAMSON COUNTY TENNESSEE

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, Grantee's successors and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Anita Hopper, wife of J. Marvin Hopper, joins in this conveyance for the purpose of conveying any rights which she might have, marital or otherwise, in and to the property described above.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 14th day of January, 1985.

J. Marvin Hopper

Anita Hopper

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Richard F. Warren, a Notary Public in and for said County and State, the within named J. Marvin Hopper and wife Anita Hopper, 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 14th day of January, 1985.

Richard F. Warren
Notary Public

My Commission Expires: 1-19-88

RICHARD F. WARREN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of the Bernie Terrell Property, of record in Book 5060, page 181, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to J. Marvin Hopper by deed from Marvin Hopper Enterprises, Inc., a Tennessee corporation, of record in Book 6474, page 524, said Register's Office.

3555 01/15 399.50- CHECK
I:7:6:7:9 0
IDENTIF. REFERENCE
JAN 15 1 23 PM '85
FELIX G. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6474 PAGE 531

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

150000.00- CAMT.
390.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 399.50-
3555A01/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17.67.90

IDENTIF. REFERENCE T

JAN 15 1 23 PM

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 101177