PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

WARRANTY DEED

Map 81-12 Parcel 401
BOOK 6614 PAGE 258

NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
C&D Safety Co., Inc. 1219 Fourth Avenue, North Nashville, TN 37208	Same	Map 81-12 Parcel 401

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, William E. Hunter and wife, Joy Hunter, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto C&D Safety Co., Inc., hereinafter called the grantee, its successors and assigns, two certain tracts or parcels of land in Davidson County, Tennessee, described as follows, to-wit:

TRACT 1

Being the northerly 35 feet of Lot No. 164 on the map of McGavock, Wetmore and Others' First Addition to Nashville, called the Town of McGavock, as of record in Book 21, page 23, Register's Office for said County.

Said part of said lot fronts 35 feet on the westerly side of 9th Avenue, North, formerly Buena Vista Pike, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to William E. Hunter by deed of record in Book 5747, page 840, Register's Office for Davidson County, Tennessee.

TRACT 2

Land in Davidson County, Tennessee, being Lots Nos. 162 and 163 on the Plan of Lots in the Second Ward of Nashville, Tennessee, called the Town of McGavock, which Plan is recorded in Book 21, page 23, in the Register's Office for said County.

Said Lots Nos. 162 and 163 front 50 feet each on the west side of Ninth Avenue, North, formerly Buena Vista Street, and run back between parallel lines 150 feet more or less to an alley.

Being the same property conveyed to William E. Hunter by deed of record in Book 5128, page 271, Register's Office for Davidson County, Tennessee.

Grantee agrees to assume and pay the 1985 real property taxes.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said grantee, its successors and assigns, forever; and we do covenant with the said grantee 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 grantee, its successors 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 22nd day of July, 1985.

William E. Hunter

Joy Hunter

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William E. Hunter and wife, Joy Hunter, the within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of July, 1985.

Notary Public
My Commission expires:

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $75,000.

W. E. Hunter - President
Affiant

Sworn to and subscribed before me this 22nd day of July, 1985.

Notary Public
My Commission expires:

J 2 3 4 2 1

IDENTIF. REFERENCE

JUL 25 9 38 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6614 PAGE 260

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

75000.00- CAMT.
195.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 201.50-
1086A07/25/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 3 4 2 1

IDENTIF. REFERENCE

JUL 25 8 38 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 157204