PREPARED BY:
BASS, BERRY & SIMS (FAB)
2700 First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 6623 PAGE 37

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ann Martin (NAME)	Same (NAME)	
8314 Gann Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	093-06-3 map 013.00 Parcel
Hixson, TN 37343 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of One Hundred Forty Thousand and No/100 ---------- *DOLLARS*

($140,000.00), $30,000 of which was paid in cash, the receipt of which is hereby acknowledged, and for the balance of $110,000, Ann Martin the Grantee, has executed and delivered to Sun Development Company and Carolyn Stanton Wilmot her Promissory Note in the original principal amount of $110,000 plus interest at the rate of 12% per annum and payable in 120 consecutive monthly installments of principal and interest, all as specifically provided for in said Promissory Note which is secured by a Deed of Trust from the said Ann Martin to Frank A. Berry, Jr., Trustee.

We, Sun Development Company and Carolyn Stanton Wilmot, *have bargained and sold, and by these presents do transfer and convey unto the said* Ann Martin, her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Beginning on the northeast corner of Eighth Avenue, North, and the alley separating this property from the Hume-Fogg High School property; thence northwardly with the easterly side of Eighth Avenue, North 41 feet 8 inches, more or less, to the southwest corner of Lot No. 152 on the Plan of the Original Town of Nashville, Davidson County, Tennessee, not of record; thence eastwardly with said lot's southern line 169 feet, more or less, to an alley in the rear; thence southwardly with the westerly margin of said alley 41 feet 8 inches, more or less, to the Hume-Fogg High School alley; thence westwardly with the northern margin of said alley 169 feet, more or less, to the point of beginning.

Being the same property, an undivided two-thirds interest in which was conveyed to Mrs. Jane B. Buntin by deed from Nashville & American Trust Company of record in Book No. 999, at page 359, and a one-third undivided interest in which was conveyed to Jane B. Buntin by deed from the Louisville Trust Company of Louisville, Kentucky, Trustee, of record in Book No. 1049, at page 52, all in the Register's Office for Davidson County, Tennessee, and being the same property devised to Horatio B. Buntin for his lifetime, with the remainder in fee simple to Jane Wilmot Field and Carolyn Stanton Wilmot as tenants in common, the said Horatio B. Buntin having since died, and the Will of Jane B. Buntin appears of record in Will Book 135, at Page 354 in the Probate Clerk's Office for Nashville, Davidson County, Tennessee, the said Jane Wilmot Field having since conveyed her interest in said property by Quitclaim Deed to Sun Development Company, a Tennessee corporation, which deed is of record in Book 6334, Page 257, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $140,000.00

Affiant

Subscribed and sworn to before me, this the 29 day of August, 1985

Notary Public

My commission expires: 5-3-88

(Affix Seal)

unimproved ( )
This is improved (X) property, known as 130 Eighth Avenue North, Nashville, TN 37203
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ann Martin, her *heirs and assigns, forever.*

And we *do covenant with the said* Ann Martin *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 for 1985 real estate taxes which have been prorated and assumed by Grantee and all restrictions and encumbrances of record.

And we, Sun Development Company and Carolyn Stanton Wilmot *do further covenant and bind* ourselves, our successors, *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ann Martin her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 26th *day of* June, *19* 85, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

SUN DEVELOPMENT COMPANY
By: Jane Wilmot Field 5/30/85
President

Carolyn Stanton Wilmot 6/26/85
CAROLYN STANTON WILMOT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF Vermont
COUNTY OF Chittenden

Personally appeared before me, Tracy A. Warner, *a Notary Public in and for said County and State, the within named* CAROLYN STANTON WILMOT, an unmarried person,

the bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Burlington, *this* 26 *day of* June, *19* 85.

Tracy A. Warner *Notary Public*

CHITTENDEN COUNTY VT NOTARY PUBLIC STATE

Commission Expires 2-10-87

STATE OF ~~TENNESSEE~~ CALIFORNIA
COUNTY OF ~~DAVIDSON~~ SAN MATEO

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* JANE WILMOT FIELD, *with whom I am personally acquainted, and who, upon oath, acknowledged* self *to be* the President *of the* SUN DEVELOPMENT COMPANY, *the within named bargainor, a corporation, and that* she *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* her *self as* President

Witness my hand and seal, at office in the County of San Mateo, State of California *this* 30th *day of* May, *19* 85.

Notary Public

Commission Expires May 30, 1987

OFFICIAL SEAL
JUDY OWENS
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
SAN MATEO COUNTY
My Commission Exp. May 30, 1987

WARRANTY DEED

FROM

SUN DEVELOPMENT COMPANY
and
CAROLYN STANTON WILMOT

TO

ANN MARTIN

2:6:2 1 0

IDENTIFICATION REFERENCE

AUG 5 4 05 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

BOOK 6623 PAGE 40

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6623 PAGE 41

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

140000.00- CAPT.
364.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 376.50-
4524A08/05/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2621 0

IDENTIFICATION REFERENCE

AUG 5 4 05 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 160555