NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NOS:
Fairfax Development Company P. O. Box 158009 Nashville, TN 37215	J. Murray Milliken P. O. Box 158009 Nashville, TN 37215	117-11-0 16DA 2395 16DA 3250 16DA 3255

WARRANTY DEED BOOK 6640 PAGE 517

For and in consideration of the sum of ten dollars, cash in hand paid, receipt of which is acknowledged, and for other valuable considerations the receipt of which is acknowledged, **Thompson B. Patterson** and wife, **Jo Ann H. Patterson** have bargained and sold, and by these presents do transfer and convey unto **Fairfax Development Company**, a Tennessee Corporation, the Grantee herein, its successors and assigns, three tracts of land in Davidson County, State of Tennesse, described as follows:

Tract I:

Land in Davidson County, Tennesse, being lots Nos. 115 and 116 on the Plan of Watkins Grove, not of record, described according to a survey made by W. B. Southgate, Civil Engineer, October ___, 1915, as follows:

Beginning at the southwest corner of Woodmont Avenue and Stokesmont Road, formerly Hord Street; thence with the westerly margin of Stokesmont Road southwardly 355 feet to the corner of lots Nos. 116 and 117; thence with the line between said two lots westwardly 200 feet to the southeast corner of lot No. 137; thence with the easterly line of lots Nos. 137 and 138, northwardly 355 feet to the southerly margin of Woodmont Avenue; thence with said Avenue eastwardly 200 feet to the beginning.

Tract II:

Land in Davidson County, Tennessee, being Lots Nos. 137 and 138 on the Plan of the unrecorded portion of Noel's Subdivision of Watkins Grove, described according to a survey made by W. B. Southgate, Civil Engineer, October ___, 1915, as follows:

Beginning at the southeast corner of Woodmont Boulevard and Hopkins Street; thence with the southerly margin of said Boulevard, eastwardly 200 feet; thence at right angles, southwardly 355 feet; thence at right angles westwardly 200 feet to the easterly margin of Hopkins Street; thence with said Street, northwardly 355 feet to the beginning.

Tract III:

Land in Davidson County, Tennesee, being Lot No. 117 on the Plan of the unrecorded portion of Noel's Subdivision of Watkins Grove, described according to a survey made by W. B. Southgate, Civil Engineer, October ___, 1915 as follows:

Beginning on the westerly margin of Stokesmont Road at the southeast corner of the property conveyed to Oscar Carter and wife, by deed from Edmund W. Turnley and wife, of record in Book 2395, page 219, Register's Office for said County, being the corner of lots Nos. 116 and 117; thence with the line between said two lots, westwardly 200 feet to the northeast corner of lot No. 136; thence with the line between said lots Nos. 117 and 136, southwardly 200 feet to the northwest corner of lot No. 118; thence with the line betwen said lots Nos. 117 and 118, eastwardly 200 feet to the westerly margin of Stokesmont Road; thence with the same, northwardly 200 feet to the beginning.

Being the same property conveyed to Thompson B. Patterson and wife, Jo Ann H. Patterson, by deed from Eugenia Upshaw Carter, of record in Book 5104, page 79, Register's Office said County.

Tract I is improved property known as 1811 Woodmont Boulevard, Nashville, Tennessee, 37215. Tracts II and III are unimproved properties presently bearing the same mailing address.

To have and to hold the said tracts of land, with the appurtenances, estate, title and interest thereto belonging to 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. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Witness our hands this 26th day of August, 1985.

Thompson B. Patterson

Jo Ann H. Patterson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Diddra M. Batchop, a Notary Public in and for the above county and state, the within named Thompson B. Patterson and Jo Ann H. Patterson, the bargainors, with whom I am personally acquainted, or who proved their identity to me on the basis of satisfactory evidence, who acknowledged that they executed the within instrument for the purposes therein contained and signed same in my presence.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 1985.

Diddra M. Batchop
Notary Public

My commission expires: 1-19-86

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, and the actual value of the property, is $513,700.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Jo Ann H. Patterson
Jo Ann H. Patterson

Sworn to and subscribed before me this 26th day of August, 1985.

Diddra M. Batchop
Notary Public

My commission expires: 1-19-86

3176 IDENTIFICATION REFERENCE

AUG 27 12 09 PM '85
FELIX Z. ... COUNTY REGISTER
DAVIDSON COUNTY, TN

This instrument was prepared by:

Richard D. Speight, Esq.
Speight & Parker
5th Floor, 200 Fourth Avenue North
Nashville, TN 37215

OFFICIAL RECEIPT

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

BOOK 6640 PAGE 519

RECEIVED OF _____

FOR _____

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

513700.00- CAMT.
1335.62 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 1342.12-
1306A08/27/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.1 7.6 6

IDENTIFICATION REFERENCE

AUG 27 12 09 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 167181