This Instrument Was Prepared By:
Jack F. King, Jr., Esq.
Trabue, Sturdivant & DeWitt
26th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

BOOK 6711 PAGE 905

N & W Properties
717 Westview Avenue
Nashville, TN 37205

Send Tax Bills to:
Same

Map: 134
Parcel: Part of 272
Field Book:

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 of which is hereby acknowledged, Winners Corporation, a Tennessee corporation (formerly known as Volunteer Capital Corporation) (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to N & W Properties, a Tennessee partnership, (the "Grantee"), its successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

A tract or parcel of land located in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto.

This conveyance is made subject to:

1. Restrictive covenants contained in instrument of record in Book 5653, page 11, Register's Office for Davidson County, Tennessee.

2. Restrictions placed in Lease of record in Book 4559, page 747, Register's Office for Davidson County, Tennessee.

3. Conditions of the owners certificate, easements, minimum building setback lines, if any, and other matters shown upon the plan of record in Book 6250, page 713, Register's Office for Davidson County, Tennessee.

4. 1985 Real Estate taxes which have been prorated and assumed by the Grantor.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 18th day of November, 1985.

53905

IDENTIFICATION REFERENCE

NOV 19 9 13 AM '85

FELIX Z. WILSON TR REGISTER
DAVIDSON COUNTY, TN

RUSH

WINNERS CORPORATION

By: _____

Title: _____

BOOK 6711 PAGE 906

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared M. V. Hussung, Jr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged (him/~~her~~)self to be President, of the Winners Corporation, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 18th day of November, 1985.

Notary Public

My Commission Expires: April 27, 1988

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $42,800.00.

Affiant

Subscribed and sworn to before me, this 18th day of November, 1985.

Notary Public

My Commission Expires: April 27 1988

EXHIBIT "A"

A tract or parcel of land located in Nashville, Davidson County, Tennessee being a part of Lot 1 on the plat of Oak Brook Square & Resubdivision of Lot 1 of Section II Harding Place North of record in Book 6250, page 713 of the Office of the Register of Deeds for Davidson County, Tennessee and being more particularly described as follows:

Beginning at a point in the northerly margin of Harding Place (100 foot right-of-way) which point is South 84° 52' 21" East, 173.40 feet from the radius return at the intersection of the easterly right-of-way line of Luna Drive and the northerly right-of-way line of Harding Place, said point being the common corner between Lot 1 and Lot 4 on said plat of record at Book 6250, page 713; thence leaving said northerly margin of Harding Place North 05° 06' 38" East 219.26 feet to a point; thence North 89° 36' 00" East 53.23 feet to a point; thence South 05° 04' 49" West 223.24 feet to a point in the northerly margin of Harding Place; thence along a curve to the right having a radius of 1,095.69 feet 50.00 feet to a point in the northerly margin of Harding Place; thence continuing along the northerly margin of Harding Place along the tangent having a bearing of North 84° 52' 21" West 3.12 feet to the point beginning, containing .27 acres more or less.

Being part of the same property conveyed to Volunteer Capital Corporation (now Winners Corporation) by deed of record in Book 5875, page 598 of the Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6711 PAGE 908

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
			42800.00- CAPIT.	
			111.20 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 120.73-	
7782A	11/19/85	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53905

IDENTIFICATION REFERENCE

Nov 19 9 13 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 192961