DP2:BGRE00092 12/19/85

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

GENERAL WARRANTY DEED

Address New Owner	Send Tax Bills To	Map-Parcel Number(s)
Miller G. Kimbrough, Jr., Trustee 3401 West End Avenue Suite 204 Nashville, TN 37203	Same	108-26, 27 and 34

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, Irving G. Smith and wife Dorothy M. Smith, ("Grantor"), have bargained and sold, and by these presents do transfer and convey unto Miller G. Kimbrough, Jr., Trustee with full power to sell, convey and mortgage without the joinder or consent of any beneficiary. ("Grantee"), his heirs, successors, and assigns, that certain real property in Davidson County, State of Tennessee, described as follows:

TRACT I

Land in Davidson County, Tennessee and being described according to a survey by J. Bruce Rainey, Surveyor #823, dated November 20, 1985 and known as Job No. 84-200 more particularly described as follows:

Beginning at an iron pin set on the southerly margin of Elm Hill Pike said point of beginning being the Northwest corner of this tract and also being the Northeast corner of Lot 5 as shown on the plan of Shadybrook Subdivision Section 1 of record in Book 2330, Page 116. R.O.D.C..Tn. said point of beginning also being in McCrory creek; thence with the southerly margin of said Elm Hill Pike S58°25'09"E 652.15' to an iron pin; thence with the curve to the left having a radius of 994.93' and a long chord of 102.57' said chord having a bearing of S61°22'22"E a distance along the curve of 102.62' to an iron pin; thence leaving the southerly margin of said Elm Hill Pike S10°21'41"W 606.13' to an iron pin set on the northerly margin of Interstate Hwy. 40; thence with the northerly margin of said Interstate 40 and with the curve to the right having a radius of 5579.58' and a long chord of 529.81' said chord having a bearing of S81°47'08"W a distance along the curve of 530.01' to a concrete monument; thence continuing with the northerly margin of said I-40 N82°36'02"W 45.61' to a concrete monument; thence leaving the margin of said I-40 N82°36'02"W 290.85' to a point set in the center of McCrory creek; thence with the center of said McCrory creek as follows: N08°44'31"W 65.40' to a point; thence N27°40'15"W 88.85' to a point; thence N33°33'04"E 127.60' to a point; thence N23°01'44"W 190.48' to a point; thence N09°18'33"E 117.29' to a point; thence N10°00'35"E 50.27' to a point; thence N53°14'17"E 152.52' to a point; thence N30°52'02"E 152.21' to a concrete monument said monument being the Southeast corner of the said Shadybrook Subdivision Section 1; thence with the easterly line of Lot 5 of said Shadybrook Subdivision

and continuing with the center line of McCrory creek N35°34'23"E 255.85' to the point of beginning, containing 17.85 acres more or less.

Being the same property conveyed to Irving G. Smith et ux by deed of record in Book 4529, Page 36, Register's Office Davidson County, Tennessee.

TRACT II

Land in Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor #823 dated September 4, 1985 and known as Job No. 84-200 as follows:

Beginning at a point in the northerly margin of I-40 at the intersection of the said Northerly margin of I-40 and the centerline of McCrory Creek; thence with the said creek N02°51'37"W 55.32' to a point; thence S82°36'02"E 290.85' to a point in the northerly margin of the said I-40' thence with the same and a curve to the right having a radius of 5,569.58', and a long chord of 286.22', said chord having a bearing of S86°26'12"W, a distance along the curve of 286.25' to the point of beginning, containing 0.200 acres (8,266 S.F.) more or less.

Being the same property conveyed to Irving G. Smith et ux, Dorothy M. Smith by deed from Anna E. Cothern, a widow, of record in Book 6653, page 737, Register's Office for Davidson County, Tennessee.

Said property is unencumbered except for the rights of others, if any, in McCrory Creek.

TO HAVE AND TO HOLD the said real property with the appurtenances, hereditaments, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seized and possessed of said land in fee simple subject to the matters set forth above, has good right to convey it subject to the matters set forth above, and the same is unencumbered except as set forth above. Grantor further covenant and bind themselves, their heirs, representatives and successors to warrant and forever defend the title to the said real property to Grantee, his heirs, successors and assigns against the lawful claims of all persons, whomsoever except claims arising out of matters set forth above.

As used herein, the singular number shall include the plural and the masculine gender all other genders.

Witness Grantor's hand this 27 day of December, 1985.

Irving G. Smith

Irving G. Smith

Dorothy M. Smith

Dorothy M. Smith

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 6748 PAGE 347

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Irving G. Smith and Dorothy M. Smith, the within named 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, at office, this 27th day of December, 1985.

Carol M. Mann
Notary Public

My Commission Expires:

3-25-86

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $722,200.00.

X
Affiant

Sworn to and subscribed before me this 27th day of December, 1985.

Carol M. Mann
Notary Public

My Commission Expires:

3-25-86

64552

IDENTIFICATION REFERENCE

Dec 30 10 02 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 6748 PAGE 348

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

7200[illegible].00- CONL
1677.72 CSTAX
.50 RPFE
9.00 MORTG
CHECK 1687.22-
0710A12/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 5 5 2

IDENTIFICATION REFERENCE

Dec 30 10 02 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 205586