This instrument prepared by
Douglas J Nale
Nale & Nale Attorneys
2 First Tennessee Bank Bldg
Franklin TN 37064

Mail

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Steeplechase, Ltd.	Steeplechase, Ltd.	Map 86
(NAME:)	(NAME)	
1725 Gen. Geo. Patton #112	30 Middleton St.	Parcel 240
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Franklin, TN 37064	Nashville, TN 37210	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BOOK 6799 PAGE 690

FOR AND IN CONSIDERATION of the sum of Ten (10)

..... *Dollars,*

Cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby adknowledged, we Brandon Properties, Inc. hereinafter called the Grantors,

.....

have this day bargained and sold, and do hereby transfer and convey unto the said Steeplechase, Ltd. a Tennessee Joint Venture.

..... *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

LAND in Davidson County, Tennessee, being 3.52 acres, more or less, being described as follows, to-wit:

Beginning at a point in the southerly right of way of Old Hickory Boulevard, said point being the intersection of Old Hickory Boulevard, and Chandler Road; thence with said right of way of Old Hickory Boulevard, S 62 deg. 04 mins. 28 sec. E 437.76 feet to an iron pin; thence S 29 deg. 59 mins. 18 secs. W 386.81 feet to a concrete monument; thence N 57 deg. 14 mins. 17 secs. W 34.57 feet to a point; thence continuing N 57 deg. 32 mins. 24 secs. W 363.46 feet to a point in the easterly margin of Chandler Road; thence with said Road along a curve to the left having a radius of 3844.61', a Delta of 4 deg. 26 mins. 46 secs., a length of 298.34 feet to a point; thence continuing N 21 deg. 41 mins. 00 secs. E 57.91 feet to the point of beginning.

BEING part of the same property conveyed to Brandon Properties, Inc, of record in Book 6726, page 997, said Register's Office for Davidson County Tennessee.

THIS conveyane is subject to easement for flowage of Dry Fork Creek, an easement for power line, telephone line and sanitary sewer easements shown on survey of Braden Dwight Hinson, Surveyor, dated March 23, 1972, as shown in Book 4833, page 28, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 90,000.00

Affiant

Subscribed and sworn to before me, this the 25 day of February, 19 86

Notary Public

My commission expires My Commission Expires May 13, 1989 (Affix Seal)

Uninproved ( ) This is improved ( ) property, known as ..... (House Number) ..... (Street) Hermitage, TN 37076 P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 25th *day of* February, 19 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Brandon Properties, Inc.

BY:

03/07 #240

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Tina Smith *a Notary Public in and for said County and State,* Davidson County, Tennessee

the within named 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 Nashville *Tennessee, this* 25 *day of* February, *19* 86

My Commission Expires May 13, 1989 Tina L. Smith *Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, The undersigned *a Notary Public of the State and County aforesaid, personally appeared* Dennis Brandon *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Brandon Properties, Inc. *the within named bargainor, a corporation, and that* he *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* him *self as* President

Witness my hand and seal, at office in Nashville, TN *this* 25 *day of* February, *1986*

My Commission Expires May 13, 1989 Tina L. Smith *Notary Public*

Commission expires.....

8 1 5 1 0 7

IDENTIFICATION REFERENCE

MAR 7 3 21 PM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Brandon Properties, Inc.

TO

Steeplechase, Ltd.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6799 PAGE 682

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

90000.00- CAMT.
234.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 240.50-
1200AB3/07/86 BAL .00-

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 1 5 1 0

IDENTIFICATION REFERENCE

MAR 7 3 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 225573