WARRANTY DEED. (For Typewriter) (Box 687-1) Revised 1975 MARSHALL & BRUCE - NASHVILLE

WARRANTY DEED

BOOK 6842 PAGE 896

This instrument prepared by:

HARWELL & PLANT (Name) 225 Mahr Avenue (Street address or Route Number)

Lawrenceburg (City) Tennessee (STATE) 38464 (ZIP CODE)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred H. Gillham, Sr. (NAME:)	Fred H. Gillham, Sr. (NAME:)	118 - 49
One Tiara Drive (STREET ADDRESS OR ROUTE NUMBER)	One Tiara Drive (STREET ADDRESS)	
Nashville, Tn. 37221 (CITY) STATE (ZIP CODE)	Nashville, Tn. 37221 (CITY) STATE (ZIP CODE)	

FOR AND IN CONSIDERATION of the~~XXXXX~~ exchange of like kind property ~~XXXXXX~~

Gillham Enterprises, Inc., a Tennessee corporation,

has ~~XXX~~e bargained and sold, and by these presents do transfer and convey unto the said Fred H. Gillham, Sr., a single man, his heirs and assigns, all its right, title and interest in and to a certain tract or parcel of land in Civil District of Davidson County, State of Tennessee, as follows:

Situated, lying and being in Davidson County, Tennessee, described as follows:

Being Lot No. 1 on the Plan of Interchange City Industrial Park, Section 25, of record in Book 5200, page 226, Register's Office for said County.

Beginning at an iron pin set in the northerly right-of-way of J.P. Hennessy Drive said iron pin being the southwesterly corner of Section VI Interchange City Industrial Park as evidenced in Book 4460, page 98, Register's Office of Davidson County, Tennessee, said iron pin also being easterly 1,569.95 feet (as measured along the northerly right-of-way of J.P. Hennessey Drive) from the easterly terminus of the northeasterly return from Firestone Parkway, thence,

(1) With the northerly right-of-way of J.P. Hennessy Drive south 85 deg. 43 minutes 30 seconds west, 600.0 feet to an iron pin set; thence,

(2) Leaving said right-of-way of J.P. Hennessy Drive north 4 deg. 16 minutes 30 seconds west, 753.68 feet to an iron pin set in the southerly right-of-way of a proposed 60 feet road; thence,

(3) With the southerly right-of-way of said 60-foot road south 81 deg. 31 minutes east, 225.46 to an iron pin set in the easterly terminus of said 60 feet road; thence,

(4) Leaving the easterly terminus of said 60 feet road south 14 deg. 42 minutes 49 seconds east, 215.00 feet to an iron pin set, said iron pin being the northwesterly corner of aforedescribed Section VI Interchange City Industrial Park; thence,

(5) On common line between herein described and said Section VI south 45 deg. 16 minutes 30 seconds east, 520.0 feet to an iron pin set; thence, (DESCRIPTION CONT.)

(DESCRIPTION CONTINUED)

(6) With the same south 4 deg. 16 minutes 30 seconds east 100.0 feet to the point of beginning and containing 6.534 acres.

Being the same property conveyed to Fred H. Gillham and BRC Enterprises, Inc. by deed from Kidde Credit Corporation of record in Book 6148, page 778, Register's Office for Davidson County, Tennessee. By Warranty Deed of record in Book 6185, page 825, Register's Office of Davidson County, Tennessee, BRC Enterprises, Inc. conveyed its interest to Gillham Enterprises, Inc.

Said property is unencumbered except for the following matters:

Restrictive covenants contained in deed of record in Book 5507, page 492, Register's Office for Davidson County, Tennessee.

The Plan of Record in Book 5200, page 226, said Register's Office, shows an Owner's Certificate, 20-foot easement for public utilities and drainage along J.P. Hennessy Drive, and a 10-foot easement for public utilities and drainage along the other boundary line.

This conveyance is subject to that deed of trust executed by the Grantor herein to Lonnie E. Malone, Trustee, on May 18, 1984, said Deed of Trust having been recorded in Trust Book 6294, page 909, Register's Office of Davidson County, Tennessee.

The previous and last conveyance being a Deed to Gillham Enterprises, Inc.

from BRC Enterprises, Inc. conveying its interest

Registered in Register's Office of Davidson County, State of Tennessee,

in Vol. 6185 Page 825

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Fred H. Gillham, Sr., his

heirs and assigns, forever. And it does ~~dX~~ covenant with the said Fred H. Gillham, Sr.

that it is lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

And it does ~~dX~~ further covenant and bind itself, its successors and assigns ~~XXXXXXXXXXXXXX~~ to warrant and forever defend the title to said land to the said Fred H. Gillham, Sr., his

heirs and assigns, against the lawful claims of all persons whomsoever.

Witness its hand this 17 day of July, 19 85

Witness:

GILLHAM ENTERPRISES, INC.

Fred H. Gillham Sr.

BY: Fred H. Gillham, Sr., President

ATTEST: Geo Morris

Secretary

State of Tennessee County.

The foregoing Deed was received and transferred.

This day of , 19 , at O'Clock .....M.

Assessor of Property.

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC.

STATE OF TENNESSEE, Maury COUNTY

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Personally appeared before me, Sarah C. Winters, a Notary Public in and for said County and State, Fred H. Gillham, Sr. and Sue Morris, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be President and Secretary respectively of Gillham Enterprises, Inc., the within named bargainor, a corporation, and they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Fred H. Gillham, Sr. as such President and attesting the same by the said Sue Morris as such Secretary.

Witness my hand and official seal, at Columbia Tennessee, this 17 day of July 1985

My Commission Expires 10-7-85, 19 Sarah C. Winters Notary Public.

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC.

STATE OF TENNESSEE, COUNTY

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

My Commission Expires , 19 Notary Public.

STATE OF TENNESSEE Register's Office, , 19

COUNTY OF

The foregoing instrument and certificate were noted in Note Book Page At O'Clock M.

19 , and recorded in Book , Series , Page State Tax

Paid $ Fee Recording Fee Total Witness my hand Receipt No.

Register.

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $ 150,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Fred H. Gillham, Sr. Affiant.

Subscribed and sworn to before me this the 17th day of July 19 85.

Sarah C. Winters Register or Notary Public, at Large

My Comm Expires 10-7-85

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Warranty Deed

FROM

Gillham Enterprises, Inc.

TO

Fred H. Gillham, Sr.

STATE OF TENNESSEE

COUNTY.

Register's Office

Received for record the ..... day of

..... A.D. 19 ....,

at ..... o'clock .... M. Noted in Note Book

..... , page ..... , and recorded in Book

of Deeds ..... , Vol. ..... , Page .....

Fee Paid, $ .....

State Tax . . . . . $.....

Clerk's Fee . . . . . $.....

Total . . . . . $.....

Paid this ..... day of ..... , 19 .....

.....

Register.

(Box 687-1) MARSHALL & BRUCE - NASHVILLE

Mail
Timco Inc.
P.O. 1529
Columbia Tn.
38402

97196

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

RECEIVED OF _____

FOR _____

BOOK 6842 PAGE 900

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

150000.00- CAMT.
390.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 402.50-
8542A04/30/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96125

IDENTIFT REFERENCE

APR 30 10 51 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 242499