BOOK 6852 PAGE 826

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
David D. Dortch, et ux	same	Map 106-9
(NAME) 336 Hill Avenue	(NAME)	Par. 46
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of .....

Ten ($10.00) ..... Dollars,
cash in hand paid, and other good and valuable consideration,

Russell D. Easley, Trustee, Anita Easley and Ruth Dortch, Beneficiaries, pursuant to said Trust
have this day bargained and sold, and do hereby transfer and convey unto the said .....

David D. Dortch and wife Ruth Dortch .....

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

LAND in the 6th formerly 9th Civil District of Davidson County, Tennessee, described according to a survey made by James A. Hamilton, Jr., Surveyor, dated October 25, 1968, as resurveyed on October 29, 1974 as follows:

BEGINNING in the center of Foster Avenue 289.8 feet south of the centerline of Woodycrest Avenue; thence with the center of Foster Avenue, South 1 degree 53' West 350 feet; thence North 88 degrees 35' West 910.3 feet to a stake; thence North 12 degrees 10' East 312.5 feet to a stake in the east margin of a 50-foot roadway; thence with the easterly margin of said roadway, northeastwardly 56.2 feet to a stake; thence South 88 degrees 35' East 820 feet to the centerline of Foster Avenue, the point of beginning, containing 7 acres, more or less. Being property conveyed to Russell D. Easley, Trustee from Westminister Investing Corporation, a New York corporation of record in Book 5067 page 430, Register's Office for Davidson County, Tennessee.

Excluding that portion of the above described real property conveyed to the Metropolitan Government of Nashville & Davidson County, Tennessee in Book 4069, Page 225, Register's Office for Davidson County, Tennessee as follows:

Land in the 6th, formerly the 9th Civil District of Davidson County, Tennessee, as follows:

Beginning at a point where the property line between Anne Davis Hayes and Westminster Investing Corporation intersects the present West margin of Foster Avenue; thence North 89 degrees 54' West 13 feet along said property line to a point in the new West margin of Foster Avenue; thence South 0 degrees 42' 30' West 302 feet along the new West margin of Foster Avenue, the same being parallel to and 30 feet from the centerline of Foster Avenue to a point in the property line between Westminster Investing Corporation and B. Ray Gilmore and W. M. Fuller; thence South 39 degrees 17' 30" East 13 feet along said property line to a point in the present West margin of Foster Avenue; thence North 0 degree 42' 30" East 302 feet along the present West margin of Foster Avenue to the point of beginning and containing 0.10 acres, more or less.

And further excluding that portion of the above described real property conveyed to R & L Equipment Co. in Book 5221, Page 210, Register's Office for Davidson County, Tennessee.

Beginning at a concrete monument on the westerly margin of Foster Avenue at a point that is 234.64 feet southerly of the southerly end of the southwesterly return curve at Foster Avenue and Kelvington Blvd., (now Woodycrest) said monument being the southeasterly corner of Lot No. 1, Blackburn Subdivision as of record in Book, 4885, Page 172, R.O.D.C. Tennessee; thence, with the westerly margin of Foster Avenue, South 1 degree 58' 00" West a distance of 300.0 feet to a P. K. Nail; thence, North 88 degrees 1' 26" West a distance of 200.97 feet to an iron pin; thence, North 2 degrees 22' 56" West a distance of 198.79 feet to an iron pin; thence, south 88 degrees 4' 00" East a distance of 198.79 feet to the point of beginning and containing 1.39 acres, more or less.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 500,000.00

Subscribed and sworn to before me, this the 18th day of April 19 86

Affiant Russell D. Easley, Trustee

My commission expires: 5-13-87 (Affix Seal)

Notary Public Carol Crenshaw Powell

This is unimproved (X) improved ( ) property, known as 1502 Foster Ave (House Number) (Street) Nashville P.O. Address: TN (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. except for indebtedness to Third National Bank of Nashville in an approximate amount of $115,000.00, 1986 real property taxes, a lien not yet due and payable.

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 18th *day of* April *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.*

TRUSTEE

Ruth Dortch, Beneficiary

Russell D. Easley, Trustee

Anita Easley, Beneficiary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Roland M. Lowell, a Notary Public in and for said County and State, the within named Ruth Dortch

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of April, 1986.

Roland M. Lowell, Notary Public.

Commission Expires 4-18-87

STATE OF Tennessee
COUNTY OF Rutherford

Personally appeared before me, Carol Crouse Powell, a Notary Public in and for said County and State, the within named Anita Easley

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Murfreesboro, Tn, this 18th day of April, 1986.

Carol Crouse Powell, Notary Public.

Commission Expires 5-13-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Carol Crouse Powell, a Notary Public of the State and County aforesaid, personally appeared Russell D. Easley, with whom I am personally acquainted, and who, upon oath, acknowledged him self to be Trustee of the ~~the~~, the within named bargainor, ~~a corporation~~, and that he as such Trustee, 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 Trustee.

Witness my hand and seal, at office in Murfreesboro, Tn this 18th day of April, 1986.

Carol Crouse Powell
Notary Public

Commission Expires 5-13-87

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WARRANTY DEED

FROM

Russell D. Easley, Trustee

TO

B & R Realty

This Instrument Prepared By:

Ludwick & Lowell
5th Floor, 501 Union Bldg.
Nashville, TN 37219

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

FELIX Z. WILKINSON JR. REGISTER
DAVIDSON COUNTY, TN

MAY 9 3 22 PM '86

IDENTIFICATION REFERENCE

99378

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

RECEIVED OF _____

FOR _____ BOOK 6852 PAGE 830

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

500000.00- CAMT.
1300.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 1312.50-
2406A05/09/06 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

99376

IDENTIFI REFERENCE

MAY 9 3 22 PM '06

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 246272