BOOK 6877 PAGE 118 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF June, 1986

Notary Public

MY COMMISSION EXPIRES: May 13, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Nella Schneider Hunt, Attorney, Attorneys Title Company, Inc. 222 Third Avenue, N
NAME ADDRESS Nashville, TN

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
McDONALD'S CORPORATION (NAME)	McDONALD'S CORPORATION (NAME)	92-11-74
McDonald's Plaza (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 66207, AMF O'Hare (STREET ADDRESS)	92-11-75
Oak Crook, Illinois 60521 (CITY) (STATE) (P.O. ZIP)	Chicago, Illinois 60666 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John E. Madison, Mildred Rainey, Pearl P. Stone, Landon Curry, Minnie Fletcher Jessie Fly, Brownie M. Prentice & Wesley Patterson, Jr., & Randall M. Charlton, Trustees of St. Paul A.M.E. Church; AND Robert J. Montgomery and wife, Mary Frances Montgomery HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO McDONALD'S CORPORATION, A DELAWARE CORPORATION

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee, being Lots 13 & 14, and a portion of Lot 15 on the Plan of Burlington Heights Subdivision, as of record in Book 332, page 13, Register's Office for said County, more particularly described according to a survey made by Ragan-Smith-Murphy & Associates, Inc., dated April 7, 1986, as follows:

BEGINNING at an iron pin set at the easterly end of the northeast return curve at the intersection of Twenty First Avenue, North, a 50-foot road, and Charlotte Avenue, a 92-foot road; thence,

1. Northwestwardly, with the return curve having a radius of 15.00 feet, a distance of 23.55 feet to an iron pin set; said curve has a chord bearing and distance of N 60° 58' 30" W 21.20 feet; thence,
2. With the east right-of-way line of Twenty-First Avenue, North N 16° 00' 00" W 137.47 feet to an iron pin set; thence,
3. With the south right-of-way line of Alley No. 925, a 12-foot alley N 74° 34' 00" E 150.00 feet to an iron pin set; thence
4. With the west boundary line of the Property of Bryan, Ward & Elmore, Inc. as recorded in Deed Book 5524, page 466, R.O.D.C., TN S 16° 00' 10" E 151.11 feet to an iron pin set; thence,
5. With the north right-of-way line of Charlotte Avenue S 74° 03' 00" W 135.01 feet to the point of beginning and containing 22,719 square feet or 0.52 acres, more or less

BEING property conveyed to Trustees of St. Paul A.M.E. Church, by deed from the Trustees of Park Avenue Methodist Church, of record in Book 2196, page 157, Register's Office for Davidson County, Tennessee; and to Robert J. Montgomery by deed from Princess Saavedra, a widow, of record in Book 5834, page 836, Register's Office for Davidson County, Tennessee.

Also conveyed in this instrument is all our right, title and interest in the buildings & improvedments located thereon, and public roads and streets adjoining the premises.

This is ( ) unimproved (X) improved property, known as 2102 - 2106 Charlotte Avenue Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 2nd day of June, 19 86

Pearl P. Stone — John E. Madison — Robert J. Montgomery

Mildred Rainey — Wesley Patterson, Jr. — Mary Frances Montgomery

Mrs. Brownie M. Prentice — Mrs. Randall M. Charlton

Jessie Lee Fly — Landon C. Curry — Minnie Fletcher

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert J. Montgomery and wife, Mary Frances Montgomery

the bargainor s, 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 and official seal at Nashville, Tennessee, this 2nd day of June, 1986.

Commission Expires April 19, 1987

Jo Ann Smith Notary Public

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John E. Madison, Mildred Rainey, Pearl P. Stone, Landon Curry, Brownie M. Prentice, Minnie Fletcher, Jessie Lee Fly, Wesley Patterson, Jr. and Randall M. Charlton, TRUSTEES OF ST. PAUL A.M.E. CHURCH

the bargainor s, 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 and official seal at Nashville, Tennessee, this 2nd day of June, 1986.

Commission Expires April 19, 1987

Jo Ann Smith Notary Public

07245

IDENTIFICATION REFERENCE

JUN 4 12 33 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TRUSTEES OF ST. PAUL A.M.E. CHURCH &

ROBERT J. MONTGOMERY ETUX

TO

McDONALD'S CORPORATION

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 6877 PAGE 120

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

260000.00- CAMT.
676.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 682.50-
1561AD6/04/86 BAL .00-

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07245

IDENTIFT REFERENCE

JUN 4 12 33 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 255225