B0442

Prepared by:
B.W. Morehead, Jr.
Publix Oil Company, Inc.
2849 Paces Ferry Road, Suite 160
Atlanta, Georgia 30339

BOOK 6927 PAGE 662

Name/Address of New Owner(s):

ROBERT S. KING
823 MURFREESBORO ROAD
NASHVILLE TN 37217

Send Tax Bills To:

INVESTORS FEDERAL SAVINGS BANK
109 WALTON FERRY ROAD
HENDERSONVILLE, TN 37075

Tax Map Parcel Number(s): 106 - 106

WARRANTY DEED

IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, PUBLIX OIL COMPANY, INC., a Tennessee Corporation, does hereby sell, transfer and convey unto Robert S. King and wife, Mary B. King, the real property described in Exhibit "A" attached hereto and incorporated by reference herein, subject to any matters set forth on Exhibit "B" hereto.

TO HAVE AND TO HOLD the said described real estate unto the said Robert S. King and wife, Mary B. King, their heirs and assigns, forever in fee simple.

PUBLIX OIL COMPANY, INC. covenants that it is lawfully seized and possessed of the said described real estate; has good and lawful authority to sell and convey the same; that the title thereto is clear, free and unencumbered, except as set forth on Exhibit "B" hereto; and, it will forever warrant and defend the same against all other lawful claims.

IEGL

24256

IDENTIFICATION REFERENCE

JUL 24 11 26 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IN WITNESS WHEREOF, PUBLIX OIL COMPANY, INC., has caused its duly authorized officers to execute this Deed as its act and deed, this 21st day of July, 1986.

Publix Oil Company, Inc.

By: _____
Its: President

Attest: B. W. Moorhead
Its: Sr. Vice President

STATE OF GEORGIA)
COUNTY OF COBB)

On this 21st day of July, 1986, before me personally appeared Lionel B. Wilde and Bruce W. Moorhead, Jr., with whom I am personally acquainted, and who upon oath acknowledged themselves to be the President and Senior Vice President, respectively, of PUBLIX OIL COMPANY, INC., the within bargainor, a corporation, and that they as such officers, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by themselves as such Officers thereof.

IN WITNESS WHEREOF I have hereunto set my hand and Notarial Seal.

NOTARY PUBLIC

Notary Public, Georgia, State at Large
My Commission Expires June 26, 1988

My commission expires: _____

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $230,000), which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert A. King
AFFIANT - Grantee

Subscribed and sworn to before me, on this 23 day of July, 1986.

NOTARY PUBLIC

My commission expires: May 13, 1990

EXHIBIT "A"

SITUATE in the Sixth Civil District of Davidson County, Tennessee, and BEING a part of Lot No. 2 on the plan of the lands of James Foster, deceased, as recorded in Book 44, Page 267 in the Register's Office for said county, and,

BEGINNING on the Southwesterly margin of Murfreesboro Pike at the intersection of the same and a point in the Southeasterly line of Interstate 24 of record in Book 3436, Page 81 in the Register's Office for said county; thence with the Southwesterly margin of said Murfreesboro Pike South 48 degrees, 28 minutes East 175 feet; thence South 52 degrees, 50 minutes West 142.7 feet to an iron pin; thence North 48 degrees, 28 minutes West 150.2 feet to the Southeasterly margin of Interstate 24; thence with the same North 42 degrees, 47 minutes East 140.7 feet to the BEGINNING.

Being the same property conveyed to Lionel B. Wilde by Atlantic Richfield Company by Special Warranty Deed dated October 27, 1976, of record in Deed Book 5095, Page 748, in the Register's Office for said county;

And being the same property conveyed to Publix Oil Company, Inc. by deed from Lionel B. Wilde and wife, Anne B. Wilde, of record in Book 5930, page 366, said Register's office.

EXHIBIT "B"

Permitted Exceptions to Title:

1. Rights of parties in possession.

2. Taxes for 1986, a lien not yet payable.

3. Easement for ingress and egress, recorded at Book 4137, Page 416, Register's Office, Davidson County, Tennessee.

4. Financing Statement by Robert S. King and Michael Spence, to Nashville City Bank, dated September 18, 1981, recorded at Book 5796, Page 266, Register's Office, Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

230000.00- CONT
644.00 STAX
.50 PRFE
12.00 MTGE
CHECK 656.50-
1564A07/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24256

IDENTIFICATION REFERENCE

JUL 24 11 26 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 274851