Prepared By: KING, BALLOW & LITTLE
24th Floor
First American Center
Nashville, TN 37238

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Bennett Tool & Die Co., Inc. 910 Cherokee Avenue Nashville, TN 37207	Same	Map #72-09 Parcel #1 12DA 46770

FOR AND IN CONSIDERATION of the sum of TEN THOUSAND and NO/100 ($10,000.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

SQUIRE WILSON EDENS and wife, EFFIE HARRISON EDENS, have this day bargained and sold, and do hereby transfer and convey unto BENNETT TOOL & DIE CO., INC. the Grantee herein, its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being lot No. Thirty three (33) and the easterly half of lot No. Thirty one (31) on the Plan of Walnut Grove Subdivision of lot No. 5, Stull Tract, as of record in Book 332, page 34, Register's Office for said County.

Said lot No. 33 fronts one hundred (100) feet on the northerly side of Cherokee Avenue and runs back three hundred and thirty two and nine tenths (332.9) feet on the easterly line and three hundred and twenty six and seven tenths (326.7) feet on the westerly line to a dead line and measures one hundred (100) feet thereon.

Said easterly half of lot No. 31 fronts fifty (50) feet on the northerly side of Cherokee Avenue and runs back three hundred and twenty six and seven tenths (326.7) feet on the easterly line and three hundred and twenty three and five tenths (323.5) feet, more or less, on the westerly line to a dead line and measures fifty (50) feet thereon.

Being the same property conveyed to SQUIRE WILSON EDENS and wife, EFFIE HARRISON EDENS, by deed from R. H. HIRSCH, M.D., and wife, HELEN WAGNER HIRSCH, of record in Deed Book 1308, page 269, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2271, page 541, Register's Office for Davidson County, Tennessee.

This is improved property known as 845 Cherokee Avenue, Nashville, Tennessee 37207.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 10,000.00 .

AFFIANT

Subscribed and sworn to before me this 6th day of August, 1986.

Commission Expires My Commission Expires Jan. 10, 1989

NOTARY PUBLIC

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its 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 as noted of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its 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 6th day of August, 1986.

29084

IDENTIFICATION REFERENCE

AUG 6 3 45 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CASH

SQUIRE WILSON EDENS

EFFIE HARRISON EDENS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Randle S. Davis a Notary Public in and for said County and State, SQUIRE WILSON EDENS and EFFIE HARRISON EDENS, the within named bargainors, 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 6th day of August 1986.

NOTARY PUBLIC

My Commission Expires:
My Commission Expires Jan. 10, 1989

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

RECEIVED OF _____

FOR _____

BOOK 6942 PAGE 173

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
			10[illegible].00- CAPT.	
			28.00 CGTX	
			.50 PRFE	
			6.00 WDL	
			CHECK	34.50-
7145A08/06/86			SAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2908.4

IDENTIFICATION REFERENCE

AUG 6 3 46 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 280294