WARRANTY DEED BOOK 7040 PAGE 297

FROM: Jerry D. Hunt and Mary J. Hunt, Grantor

This instrument was prepared by:
Robert N. Buchanan, III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

TO: Joseph L. Harrison and Robert M. Rogers Grantee

Address New Owner(s) as Follows:

c/o Joseph L. Harrison
P.O. Box 1134
Murfreesboro, TN

Send Tax Bills To:

Mortgagee:
Citizens Fidelity
Bank and Trust Co.
d/b/a Citizens Fidelity
Mortgage Company
437 West Jefferson St.
Louisville, KY 40296

Map-Parcel Numbers

96-13-149

Field Book Numbers
3 DZ 57470

6336 IDENTIFICATION REFERENCE Nov 14 12 30 PM 86 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Four Hundred Twenty-one Thousand Dollars ($421,000).

Robert M. Buchanan III
Affiant

SUBSCRIBED AND SWORN TO before me, this the 14th day of November, 1986.

Notary Public

My Commission Expires: 17 May, 1987

FOR AND IN CONSIDERATION OF the sum of Four Hundred Twenty-one Thousand Dollars ($421,000), the receipt and sufficiency of which are hereby acknowledged, Jerry D. Hunt and wife Mary J. Hunt, Grantor(s), have bargained and sold, and by these presents do transfer and convey unto the said Joseph L. Harrison and Robert M. Rogers as tenants in common, Grantee(s), their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Beginning with an iron pin located in the eastern right of way margin of Donelson Pike, also being the southwesterly corner of the Billy E. Driver property as of record in Book 2998, page 57; thence with the southerly line of the Billy E. Driver property N. 85° 46' 35" E 154.25 feet to a P. K. nail; thence S 4° 05' 05" E 255.22 feet to an iron pin in the northerly right of way margin of Elm Hill Pike; thence with said margin and with a curve to the left having a radius of 1950.1 feet and a length of 47.60 feet to a point; thence N 73° 59' 19" W 65.43 feet to an iron pin, the beginning of a curve to the right; thence with said curve having a radius of 78.0 feet and a length of 98.09 feet to an iron pin, the beginning of a curve to the left in the eastern right of way margin of Donelson Pike; thence with said margin and with a curve to the left having a radius of 3477.83 feet and a length of 139.90 feet to the point of beginning, containing 0.7983 Acres, more or less.

Being the same property conveyed to Jerry D. Hunt by deed from Shell Oil Company of record in Book 6156, page 728, Register's Office for said County.

Grantors also quitclaim to Grantors any and all right, title and interest Grantors have in and to any of the property lying with the right of way of Elm Hill Pike and Donelson Pike or lying between said streets and the above described tract.

This is improved property, known as 517 Donelson Pike, Nashville, Tennessee.

This conveyance is expressly made subject to the following:

1. The lien for 1986 taxes which have been prorated and will be paid by Grantors.

2. Lease agreement with National Advertising Company of record in Book 6785, page 908, said Register's Office, and a set back line set out in Book 3159, page 387, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs, successors, and assigns, forever.

And Grantor(s) do covenant with the said Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set

forth above to which this conveyance is expressly made subject.

And Grantor(s) do further covenant and bind Grantor(s), their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee(s), their heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness our hands this 14 day of November, 1986.

Jerry D. Hunt

Mary J. Hunt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dewey W. Pedigo, a Notary Public of said County and State, Jerry D. Hunt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 14 day of November 1986.

Dewey W. Pedigo
Notary Public at Large

My Commission Expires: 9-11-90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dewey W. Pedigo, a Notary Public of said County and State, Mary J. Hunt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 14 day of November, 1986.

Dewey W. Pedigo
Notary Public at Large

My Commission Expires: 9-11-90

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

RECEIVED OF _____

FOR _____

BOOK 7040 PAGE 300

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG - 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

42100[illegible].00- CANT
1178.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 1187.50-
6[illegible]/14/96 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 3 3 6 3

IDENTIFICATION REFERENCE

Nov 14 12 39 PM '96

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 12087

11-14-86

Void

Book
7040

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