FILED 4

This instrument prepared by:
GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue North
Nashville, Tennessee 37219

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $634,075.00

Affiant

Subscribed and sworn to before me, this 28th day of November, 1986.

Notary Public

My Commission expires: 4-17-88

Mortgagee: First American National Bank of Nashville
326 Union Street
Nashville, Tennessee 37237

| Address new owners as follows: | Send Tax Bills to: | Map-Parcel Numbers |
|---|---|---|
| Marshall & Bruce Company<br>689 Davidson Street<br>Nashville, Tennessee 37213 | SAME | 93-8-35 |

## WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, BNHH PROPERTIES, INC., a Tennessee corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARSHALL & BRUCE COMPANY, a Tennessee corporation, hereinafter called the Grantee, its successors and assigns, the following tract of improved land in Davidson County, State of Tennessee, described as follows:

> Being a parcel of land in the First Civil District, Nashville, Davidson County, Tennessee lying south of Crutcher Street, west and south of South 7th and Davidson Street more particularly described as follows:
>
> Beginning at an iron pin in the south margin of South 7th Street being the northeast corner of Washington Manufacturing Company; thence South 83° 27' East 867.50 feet with South 7th Street to a point; thence South 1° 50' East 19.80 feet to a point in the northerly margin of Davidson Street as relocated, thence South 76° 04' West 852.38 feet with said margin of Davidson Street to a point; thence leaving Davidson Street North 06° 13' West 325.90 feet to the point of beginning, containing 3.35 acres, more or less.

Being part of the same property conveyed to BNHH Properties, Inc. by deed from Washington Manufacturing Company, of record in Book 6998, page 415, Register's Office for Davidson County, Tennessee.

This property is unencumbered except for utility easements of record in Book 2806, page 536, Book 649, page 120, Book 3068, page 136, Book 2297, page 185, and Book 3832, page 67, all 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, its successors and assigns, forever; and it does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as set out above; and it does further covenant and bind itself and its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 28th day of November, 1986.

BNHH PROPERTIES, INC.

By: Van E Hill
Van E. Hill, President

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Van E. Hill, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the President of BNHH Properties, Inc., the within-named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Van E. Hill as such President.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of November, 1986.

Notary Public

My Commission Expires: 4-17-88

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

67855

IDENTIFICATION REFERENCE

DEC 1 11 25 AM '86

FILED & RECORDED
DAVIDSON COUNTY, TN

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

**RECEIVED OF** _____

**FOR** _____

BOOK 7053 PAGE 880

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

034075.00- CASH
17.50 CHECK
.50 PRFEE
2.00 MOFEE
CHECK 1731.00-
12DEC86 12:27:06 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

67855

IDENTIFICATION REFERENCE

DEC 1 11 25 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY

**No.** 17036