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

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File 44

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $200,000.00.

Affiant

Subscribed and sworn to before me, this 29 day of December, 1986.

Notary Public

My Commission expires: 4-12-88

Address new owners as follows:	Mortgagee:	Send Tax Bills to:	Map-Parcel Numbers
Cache Creek Development Company P.O. Box 1253 Brentwood, TN 37027	None	Cache Creek Development Company P.O. Box 1253 Brentwood, TN 37027	106 Par 35 to

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, ROBERT J. BALTZ, JR., FRANK J. BALTZ, DENNIS L. BALTZ, AND JOHN P. BALTZ AND THE ESTATE OF DOUGLAS M. BALTZ, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto CACHE CREEK DEVELOPMENT COMPANY, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the First Civil District, Nashville, Davidson County, Tennessee, located on the southerly side of Elm Hill Pike, and being more particularly described according to survey of Ragan Smith Murphy & Associates, Inc., dated August 19, 1986, as follows:

BEGINNING at a point in the southerly margin of Elm Hill Pike, said point being easterly 1,250 feet, more or less, from the centerline of Spence Lane, said point also being the northeasterly corner of Lot No. 1 as shown on the plan of Rollins Subdivision of record in Book 6200, page 284, Register's Office for Davidson County, Tennessee and northwesterly corner of the herein-described parcel; thence with said southerly margin of Elm Hill Pike, North 86° 07' 00" East 117.19 feet to a point; thence continuing with said southerly margin with a curve to the left 59.51 feet to a point, said curve having a central angle of 03° 16' 42", a radius of 1,040.00 feet, a tangent of 29.76 feet, and a chord of North 84° 28' 39" East 59.50 feet; thence leaving said southerly margin

with the westerly line of the property conveyed to Charles E. McCade by deed of record in Book 5267, page 522, said Register's Office, South 13° 28' 04" East 354.27 feet to an iron pin in the northerly line of the property conveyed to Lester L. Turner by deed of record in Book 5295, page 969, said Register's Office; thence with said northerly line, South 39° 01' 00" West 74.20 feet to an axle; thence continuing with said northerly line, North 87° 23' 00" West 229.45 feet to an axle in the easterly line of the aforementioned Lot No. 1, Rollins Subdivision; thence with said easterly line, North 02° 37' 00" East 378.44 feet to the point of beginning and containing 89,389 square feet or 2.05 acres, more or less.

Being part of the property conveyed to Robert J. Baltz, Jr., Douglas M. Baltz, Frank J. Baltz, Dennis L. Baltz and John P. Baltz by deed from Baltz Brothers Packing Company, a partnership of record in Book 4925, page 997, said Register's Office; said deed corrected by Instrument of Correction of record in Book 5813, page 687, said Register's Office and re-recorded in Book 5815, page 843, Register's Office for said County; the said Douglas M. Baltz having since died.

The above-described property is not the usual place of residence of any of the Grantors.

This conveyance is made subject to 1986 Metro taxes which have been prorated and assumed by Grantee, a sign agreement of record in Book 6770, page 360, said Register's Office and easements of record.

This is improved property, known as 1515 Elm Hill Pike
(House Number) (Street)

Nashville, Tennessee
(P. O. Box) (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 Grantee, its successors and assigns, forever; and we do covenant with the said Grantee 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 Grantee, its successors 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 29 day of December, 1986.

By: _____
Robert J. Baltz, Jr.

By: _____
Frank J. Baltz

By: _____
Dennis L. Baltz

By: _____
John P. Baltz

ESTATE OF DOUGLAS M. BALTZ

By: _____
Richard P. Baltz, Co-Executor

By: _____
Douglas P. Baltz, Co-Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT J. BALTZ, JR., the bargainor, 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 and official seal at Nashville, Tennessee, this the 29 day of December, 1986.

_____
Notary Public

My Commission Expires: _____

SEPTEMBER 6, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FRANK J. BALTZ, the bargainor, 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 and official seal at Nashville, Tennessee, this the 29 day of December, 1986.

_____
Notary Public

My Commission Expires: _____

SEPTEMBER 6, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DENNIS L. BALTZ, the bargainor, 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 and official seal at Nashville, Tennessee, this the 29 day of December, 1986.

_____
Notary Public

My Commission Expires: _____

SEPTEMBER 6, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN PHILIP BALTZ, the bargainor, 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 and official seal at Nashville, Tennessee, this the 29 day of December, 1986.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RICHARD P. BALTZ, CO-EXECUTOR OF THE ESTATE OF DOUGLAS M. BALTZ, the bargainor, 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 and official seal at Nashville, Tennessee, this the 29th day of December, 1986.

Notary Public

My Commission Expires: 1/21/90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DOUGLAS P. BALTZ, CO-EXECUTOR OF THE ESTATE OF DOUGLAS M. BALTZ, the bargainor, 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 and official seal at Nashville, Tennessee, this the 29 day of December, 1986.

Notary Public

My Commission Expires: _____

77440

IDENTIFICATION REFERENCE

DEC 30 9 49 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

20[illegible] . 0- DAMT.
560. 0 0STAX
.50 [illegible]
12.00 MOT
CHECK 572.50-
DUE A 2/30/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77440

IDENTIFICATION REFERENCE

DEC 30 9 40 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 27790