BOOK 7104 PAGE 279 6-33

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

Hester Battery Manufacturing Company

TO

Nashville RDC, a partnership

For draftsman's use

Prepared By:

Ludwick & Lowell
5th Floor, 501 Union Bldg.
Nashville, TN 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nashville RDC, a partnership (NAME)	same (NAME)	Map 105-8
Box 2393, 1238 Antioch Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 216, 217, 219
Nashville, TN 37202 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 33,790.85 Wm J Wilton Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 1986

Notary Public

MY COMMISSION EXPIRES: 17 May, 1987

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00) DOLLARS

cash in hand paid, and other good and valuable consideration,

82720

IDENTIFICATION REFERENCE

JAN 12 1 40 PM '87

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

Hester Battery Manufacturing Company, a Tennessee corporation (title held in name of Hester Battery Company, which is an error on deed, however Hester Battery Manufacturing Company sometimes did business as Hester Battery Company).

have bargained and sold, and by these presents do transfer and convey unto the said Nashville RDC, a partnership composed of H. Steve George and Keith R. Frederick, Jr. heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

DESCRIPTION:

TRACT I:

Being Lot No. 30 in Guilford Dudley's Addition to Nashville, as of record in Book 332, page 73, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 75 feet on the northerly side of Culvert Street and runs back 147 feet on the westerly line and 153.9 feet on the easterly line to an alley.

Being property conveyed to Hester Battery Manufacturing Company, a Tennessee corporation by deed from Joseph Martin, Jr., Administrator with the Will Annexed of the Estate of the said Sallie Murphy McKay, of record in Book 2340, page 206, said Register's Office.

TRACT II:

Being Lot No. 10 on the Map of Lumsden's Third Addition, as of record in Book 57, page 106, Register's Office for said County.

Said Lot No. 10 fronts 50 feet on the northerly side of Culvert Street and runs back 147 feet on the easterly line and 142 feet, more or less, on the westerly line to an alley, measuring 50 feet thereon.

Being property conveyed to Hester Battery Company by deed from J. Victor Wright, Marshall W. Wright, Dolly Willoughby, Harold C. Wright, Bessie Atherton and Mary Carlisle of record in Book 2876, page 532 and by deed from Mrs. Ruth Wright, of record in Book 2876, page 535, said Register's Office.

TRACT III:

Being Lot No. 12 on the Map of John Lumsden's Third Addition to Nashville, as of record in Book 57, page 106, Register's Office for said County.

Said Lot No. 12 fronts 50 feet on the northerly side of Culvert Street and runs back 126 feet, more or less, on the west line and 130 feet, more or less, on the east line to an alley and shows 50 feet on said alley.

Being property conveyed to Hester Battery Manufacturing Company, a Tennessee corporation by deed from Henrietta Carney of record in Book 5641, page 707, said Register's Office.

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unimproved ( )
This is improved ( ) property, known as Lots 10, 12 & 30 (House Number) Culvert Street (Street) Nashville, TN (P. O. Address) (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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 GRANTEES, their heirs 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 my hand this 31st day of December, 19 86

HESTER BATTERY MANUFACTURING COMPANY

BY: Warren W. Regan Jr.

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, Roland M. Lowell a Notary Public in and for the State and County aforesaid, personally appeared Marvin Ryan, Sr.

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chairman of the Board of the Hester Battery Manufacturing Company a corporation, and that he as such Chairman of the Board, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Chairman of the Board.

Witness my hand and official seal at Nashville, this 31st day of December, 19 86.

_____Notary Public

Commission Expires 4-19-87

WARRANTY DEED

FROM

Hester Battery Manufacturing Company

TO

Nashville RDC, a partnership

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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
			3,790.65 MAINT.	
			94.34 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 104.14-	
			001631/12/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 2 7 2 0

IDENTIFICATION REFERENCE

JAN 12 1 40 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 33659