Return to: File Box 25A
Third National Bank
Post Office Box 76
Nashville, Tennessee 37202

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 7197 PAGE 310

MORTGAGEE: Third National Bank, Nashville, Tennessee

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
THE AMERICAN CANCER SOCIETY (NAME)	NEW OWNER (NAME)	Map 92-11
713 Melpark Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 68
Nashville, Tennessee 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 3W-380

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ARMSTRONG, ARMSTRONG AND TEMPLETON ASSOCIATES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE AMERICAN CANCER SOCIETY

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land lying in Nashville, Davidson County, Tennessee, and being Lot No. 1 of Burlington Heights Subdivision as of record in Book 332, page 13, Register's Office for Davidson County, Tennessee and being bounded on the South by Charlotte Avenue; on the West by Lot No. 2, Burlington Heights; on the North by Clifton Avenue; on the East by Lot No. 4, M. J. Weakley's Subdivision as of record in Book 421, page 108 and being more particularly described as follows:

Beginning at an iron pin, the Southwest corner of Lot No. 1, Burlington Heights, in the North right-of-way line of Charlotte Avenue, said pin being located easterly 200 feet from the East right-of-way line of 21st Avenue North; thence with the line between Lots No. 1 and 2, Burlington Heights, North 12 deg. 33 min. 35 sec. West, 162.00 feet to an iron pin, the Northwest corner of Lot No. 1, Burlington Heights, in the South right-of-way line of Clifton Avenue; thence with the South right-of-way line of Clifton Avenue, South 81 deg. 40 min. 27 sec. East 76.00 feet to an iron pin, the Northeast corner of Lot No. 1, Burlington Heights, also being the Northwest corner of Lot No. 4, M.J. Weakley's Subdivision, in the South right-of-way line of Clifton Avenue; thence with Lot No. 4, M.J. Weakley's Subdivision, South 04 deg. 27 min. 36 sec. East, 135.00 feet to an iron pin, the Southeast corner of Lot No. 1, Burlington Heights, in the North right-of-way line of Charlotte Avenue; thence with the North right-of-way line of Charlotte Avenue, South 76 deg. 03 min. 37 sec. West, 52.00 feet to the point of beginning.

Being the same property conveyed to Armstrong, Armstrong and Templeton Associates by deed from Lillian W. Gilbert, Alex S. Weinbaum, III, his wife, Miriam Weinbaum, Nancy Eisenstaedt, her husband, Richard Eisenstaedt, Julie Eisenstaedt McDaniel, Ann Kay Weinbaum, Steven H. Weinbaum, Josie Christman and Lela Minick of record in Book 6791, page 554, said Register's Office.

This conveyance is made subject to: 1987 taxes, which have been prorated and assumed by the Grantee(s).

This is improved (XX) unimproved ( ) property, known as 2008 Charlotte Avenue, Nashville, Tennessee 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 13th day of January, 19 87

ARMSTRONG, ARMSTRONG AND TEMPLETON ASSOCIATES

By: Ariss Armstrong
Ariss Armstrong

By: Mary Kathryn Armstrong
Mary Kathryn Armstrong

John L. Templeton, Jr.
L.

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7107 PAGE 311

Personally appeared before me, the undersigned, 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 _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Arliss Armstrong with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged them self to be _____ of the ARMSTRONG, ARMSTRONG AND TEMPLETON ASSOCIATES, the within named bargainor, a corporation, and that as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Arliss Armstrong as such _____.

Witness my hand and official seal, at Nashville, Tennessee this 13th day of January, 1987.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Arliss Armstrong, Mary Katherine Armstrong, and John L. Templeton, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be partners of Armstrong, Armstrong, and Templeton Associates, the within named bargainor, a partnership, and that they as such partners, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by Arliss Armstrong, Mary Katherine Armstrong, and John L. Templeton, III as partners.

Witness my hand and seal, at office in Nashville, Tennessee, this 13th day of January, 1987.

_____
Notary Public

My commission expires:
1/10/89

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 415,000.00

E. L. Ellison
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January, 19 87.

MY COMMISSION EXPIRES 1/10/89 (AFFIX SEAL)

_____
Notary Public

WARRANTY DEED 87 7 3 6

FROM IDENTIFICATION REFERENCE
ARMSTRONG, ARMSTRONG AND TEMPLETON ASSOCIATES

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
JAN 14 1 59 PM '87

TO
THE AMERICAN CANCER SOCIETY

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

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

RECEIVED OF _____

FOR _____

BOOK 7107 PAGE 312

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

4150 .00 CAMT.
1150.00 CSTAX
.00 PREC
0.00 WDEED
CHECK 1150.50
9150A817 4/87 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

837.36

IDENTIFICATION REFERENCE

JAN 14 1 59 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 34815