MDSCO00446 03/02/87 dr

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (MDS)
2700 First American Center
Nashville, Tennessee 37238

Box 18

GENERAL WARRANTY DEED

Address New Owner and Send Tax Bills to:	Mortgagee	Map-Parcel Number(
John A. Gholson, III 1809 Cromwell Drive Nashville, TN 37215	None	Map 96-5 Parcel 94 3DZ-17785

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, Hardin Service Corp., a Texas corporation ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto John A. Gholson, III ("Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in the Third Civil District of Davidson County, Tennessee, described according to a survey of Cummings and Cummings surveyors and consultants of Hermitage, Tennessee, dated May 26, 1970, as follows:

Beginning at a point in the southerly margin of Bluefields Drive, the northeasterly corner of the Odum Property, thence along said margin south 83° 25' east 86.88 feet to an iron pin, the beginning of a curve; thence along and around said curve with a radius of 26.02 feet southeasterly 38.47 feet to an iron pin in the westerly margin of Donelson Pike; thence along said margin southerly 102.60 feet to an iron pin, the northeasterly corner of th Underwood Property; thence north 83° 25' west 115.69 feet to an iron pin, thence north 2° 58' east 125.90 feet to the point of beginning.

Being the same property conveyed to Grantor by deed dated June 17, 1986 from Charles F. Hoover of record in Book 6889, page 419, said Register's Office.

This is improved property known as the Gholson office building.

Said property is conveyed subject to the following matters:

1. Real Property Taxes for 1987, a lien but not yet due and payable.

2. Easement for sanitary sewers, storm drainage, water mains and appurtenances granted to Metropolitan Government of Nashville and Davidson County, Tennessee, being a 20 foot easement southeast and adjacent to the northwesterly line of the aforesaid lot, said easement extending from the northeasterly line to the southwesterly line of the aforesaid lot of

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record in Book 6196, page 513, said Register's office.

3. Such matter as would be reflected on an accurate survey of the property.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, his heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its successors, to warrant and forever defend the title to said land to Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 3rd day of March 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

HARDIN SERVICE CORPORATION

By: Michael D. Sontag
Title: attorney-in-fact

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael D. Sontag, 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 attorney-in-fact of Hardin Service Corporation, the within named bargainor, a Texas corporation, and the he as such attorney-in-fact executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as attorney-in-fact.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 9th day of March, 1987.

Rebecca A. Hill
Notary Public

My Commission Expires:
My Commission Expires July 9, 1988

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $450,000.00.

Affiant

Sworn to and subscribed before me this 3rd day of March, 1987.

Notary Public

My Commission Expires:

My Commission Expires July 9, 1989

01289

IDENTIFICATION REFERENCE

MAR 6 1 56 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7159 PAGE 804

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
			450 . 0-	
			1200. 0	
			.50	
			3.00	
				CIF X 1853.50-
			[illegible] 3.00	.0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01289

IDENTIFI REFERENCE

MAR 6 1 56 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 54102