WARRANTY DEED BOOK 7192 PAGE 187

FROM: T. H. PAILET, TRUSTEE
WITH FULL POWER

This instrument was prepared by:
Theodore H. Pailet, Attorney
1906 South Street
Nashville, Tennessee 37212

TO: OMAN CONSTRUCTION COMPANY, INC.

ADDRESS NEW OWNER(S) as FOLLOWS: Send Tax Bills To: Map-Parcel Numbers

OMAN CONSTRUCTION COMPANY, INC. Same
P.O. Box 146
NASHVILLE, TENNESSEE 37202

91-16-203
91-16-231
91-16-236
91-16-239
91-16-240
91-16-241
91-16-265

Field Book Numbers

12W-6740
25W-8520
25W-5
25W-475
25W-480
25W-485
25W-900

11321

IDENTIFICATION REFERENCE

APR 3 3 28 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Eight Hundred Thousand and 00/100 Dollars ($800,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 3rd day of April, 1987.

Notary Public

My Commission Expires: 10/1c/89

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) and other good and valuable consideration, T. H. PAILET, TRUSTEE With Full Power has bargained and sold, and by these presents does transfer and convey unto the said OMAN CONSTRUCTION COMPANY, INC., its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

DESCRIPTION

Six Tracts of land in Davidson County, Tennessee, described as follows:

TRACT I:

Land in the First Civil District of Davidson County, Tennessee, more particularly described according to a survey made by Turner Engineering Company, Inc., dated June 2, 1964:

Beginning at an iron pin in the east margin of 42nd Avenue, North, a distance of 50 feet from the center line, and in the south margin of Elkins Avenue, a distance of 20 feet from the

center line; thence with the south margin of Elkins Avenue, North 83 deg. 15' East a distance of 478.30 feet to a bolt in a concrete wall; thence with a line 25 feet west of and parallel with the center line of a railroad track owned by the Louisville and Nashville Railroad, south 3 deg. 44' east a distance of 440.60 feet to an iron pin; thence with the north margin of Nevada Avenue, South 83 deg. 15' west a distance of 255.30 feet to a point; thence south 6 deg. 45' east a distance of 20.00 feet to a wooden hub; thence south 83 deg. 15' west a distance of 200.00 feet to a wooden hub; thence with the east margin of 42nd Avenue, North, north 6 deg. 45' west a distance of 20.00 feet to a wooden hub; thence north 83 deg. 15' east a distance of 160.00 feet to an iron pin; thence north 6 deg. 45' west a distance of 220.00 feet to an iron pin; thence south 83 deg. 15' west a distance of 160.00 feet to an iron pin; thence with the east margin of 42nd Avenue, North, north 6 deg. 45' west a distance of 220.00 feet to the point of beginning and containing 4.0 acres, more or less, in accordance with a survey made by Turner Engineering Company, Inc., dated June 2, 1964.

TRACT II:

Being a lot of land in West Nashville, Tennessee, just east of Charlotte Park Company's First Addition, a plan of which is of record in Book 57, page 103, Register's office for Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of Nevada, formerly Third Avenue, extended east from 42nd Avenue, North, formerly First Street, as shown on said plan, one hundred (100) feet easterly from the easterly margin of said Avenue; thence with the southerly margin of said Avenue easterly one hundred (100) feet; thence at right angles to said Avenue southerly one hundred and fifty (150) feet to the northerly margin of an alley; thence with said alley westerly one hundred (100) feet to a point one hundred (100) feet easterly from said Avenue, thence parallel with said street northerly one hundred fifty (150) feet to the beginning point.

TRACT III:

A lot or parcel of land in the old 25th Ward of the City of Nashville, Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of Nevada, formerly 3rd Avenue, at the northwest corner of the property conveyed to F. T. Laubheimer, by deed from B. Levitan and wife, of record in Book 561, page 442, Register's Office for said County; thence with Laubheimer's westerly line southwardly 150 feet to the northerly margin of an alley; thence with same, westwardly 50 feet; thence northwardly and parallel with Laubheimer's westerly line, 150 feet to the southerly margin of Nevada Avenue; thence with said Avenue, eastwardly 50 feet to the beginning.

TRACT IV:

Land in the City of Nashville, Davidson County, Tennessee, at the southeast corner of Nevada Avenue and 42nd Avenue, North, shown as an unnumbered tract on the plan of Charlotte Park Company's First Addition as of record in Book 57, page 103, Register's Office for said County, and described as follows:

Beginning at a point at the southeast intersection of Nevada Avenue, formerly 3rd Avenue and 42nd Avenue, North, formerly 1st Street, as shown on said plan of record in Book 57, page 103, said Register's Office; thence easterly with the southerly margin of Nevada Avenue 50 feet to the northwest corner of the property conveyed to W. F. Collier and wife, by deed from Thomas McElhiney and wife, as of record in Book 1732, page 85, said Register's Office; thence with Collier's west line, southerly, parallel to the easterly margin of 42nd Avenue, 150 feet to the northerly margin of an alley; thence

with the margin of said alley, westerly 50 feet to the easterly margin of 42nd Avenue, North; thence with the margin of same, northerly 150 feet to the beginning.

TRACT V:

Beginning at a point in the southerly margin of Lot No. 9 in the Hailey Company Subdivision, according to a plan recorded in Book 547, page 102, Register's office for Davidson County, Tennessee; thence eastwardly 256.51 feet, more or less, along the southerly lines of part of Lot No. 9 and Lots 10, 11 and 12, 13 and 14 of said Hailey Company Subdivision to a point in the westerly margin of the right-of-way of the N. C. and St. L. Railway, which point is the southeast corner of Lot No. 14 of said Hailey Company Subdivision; thence southwardly with the westerly margin of said right-of-way, 416.1 feet, more or less to a point in the corner of 4th Avenue, now Dakota Avenue extended; thence westwardly with the center of said proposed street, 236.8 feet to a point; thence northwardly and at right angles with said proposed street and parallel with 42nd Avenue North, 197.7 feet to a point; thence eastwardly at right angles 100 feet to a point; thence northwardly at right angles 150 feet to a point; thence westwardly at right angles 100 feet; thence northwardly at right angles and parallel to 42nd Avenue North 66 feet to the point of beginning.

TRACT VI:

Being a lot or parcel of land in the 5th, formerly the 25th Ward of the City of Nashville, Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of a 46 foot by 100 foot rectangular strip as referred to in the deed from Frank P. Ingram and wife, to H. Powell Winn of record in Book 1639, page 115, Register's Office for said County, being the northeast corner of the property conveyed to Roy Lee Chambers and wife, by deed from Frank P. Ingram and wife, of record in Book 2023, page 561, said Register's Office; thence with said strip eastwardly 50 feet; thence South 0 deg. 18' west 150 feet to a rectangular strip 20 feet by 100 feet, as referred to in deed of record in Book 1639, page 115, said Register's Office; thence with said strip westwardly 50 feet to the easterly line of the Chambers property; thence with said line, northwardly 150 feet to the beginning. Together with an easement on, over and across said strip 46 by 100 feet north of premises and said strip 20 by 100 feet south thereof for the purposes of ingress and egress as set out in said deed of record in Book 1639, page 115, said Register's Office.

Being the same property conveyed to T. H. Pailet, Trustee With Full Power, by deed from Branch Banking and Trust Company of record in Book 6209, page 609, Register's Office for Davidson County, Tennessee.

This is improved property, known as Dakota Avenue.

This conveyance is made expressly subject to the following:

1. A perpetual easement for ingress and egress to and from the property described in the deed of record in Book 1584, page 141, Register's Office for Davidson County, Tennessee, as granted by the deed last mentioned.

2. Easement for constructing and maintaining Sanitary Sewers and was granted City of Nashville, Tennessee, by instruction of record in Book 2096, page 383, Register's Office for Davidson County, Tennessee.

3. An easement for purposes of allowing erection of a certain railroad siding was granted Winn Brothers Engineering Company, by instrument of record in Book 2277, page 479, Register's Office for Davidson County, Tennessee.

4. Easement for a 10-foot alley lying within the boundary of Tract No. 1 infra, as shown on the Plan of record in Book 547, page 102, Register's Office for Davidson County, Tennessee.

5. Easements for sewers granted City of Nashville, Tennessee by instrument of record in Book 2096, page 420, Register's Office for Davidson County, Tennessee.

6. Easements for ingress and egress to and from property described in Book 1639, page 115, Register's Office for Davidson County, Tennessee.

7. The survey made by T. R. Sanford, dated June 3, 1961, shows driveway serving lot no. 6 encroaching on captioned property. The Grantor assumes no liability for questions arising from said encroachment.

8. Title to that portion of the premises embraced within the Charter Right-of-Way of L & N Railroad, if any.

9. Title to that portion of the premises embraced within the bounds of any streets, roads or highways.

10. Taxes for the year 1987 which are being prorated as of the date hereof. Payment of which is expressly assumed by Grantee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said OMAN CONSTRUCTION COMPANY, INC., its successors and assigns, forever.

T. H. PAILET, TRUSTEE With Full Power, covenants with the said OMAN CONSTRUCTION COMPANY, INC., that he 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 herein set out.

And T. H. PAILET, TRUSTEE With Full Power, does further covenant and bind myself, my heirs, successors and assigns, to warrant and forever defend the title to the said land to the said OMAN CONSTRUCTION COMPANY, INC., its successors and assigns against the lawful claims of all persons whomsoever insofar as I, as Trustee, am authorized so to do but no further or otherwise.

Witness my hand this 3rd day of April, 1987.

T. H. Pailet, Trustee
T. H. PAILET, TRUSTEE
With Full Power
with full power

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me Nel W. Hamm a Notary Public in and for said County and State, the within named T. H. Pailet, Trustee With Full Power, 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 3rd day of April, 1987.

Nel W. Hamm
Notary Public

My Commission Exires 10/16/89

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

RECEIVED OF _____

FOR _____

BOOK 7192 PAGE 191

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1321

IDENTIFICATION REFERENCE

APR 3 3 18 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 65349