BOOK 7404 PAGE 352

SPECIAL WARRANTY DEED 41

FROM:	Third National Bank in Nashville, Trustee, Grantor	This instrument was prepared by: Warren H. Wild, Jr. Farris, Warfield & Kanaday Seventeenth Floor
TO:	Bobby G. Lawson and Clell W. Smith, Grantees	Third National Bank Building Nashville, Tennessee 37219

Address New Owners as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
725 Murfreesboro Road Nashville, Tennessee 37210	Bobby G. Lawson & Clell W. Smith Same	118-2-159
		Field Book Numbers
		BH-00065

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Six Hundred Forty Thousand Dollars ($640,000).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 4th day of November, 1987.

Notary Public

My Commission Expires: May 8, 1991

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, Third National Bank in Nashville, Trustee, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Bobby G. Lawson and Clell W. Smith, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Beginning at a point in the westerly margin of the Franklin Road at the northeast corner of the Standard Oil Company Lot 103.5 feet north of the North margin of Vaulx Lane or Kirkwood Lane; thence westerly, parallel to the North margin of said Lane and along the North line of said Standard Oil Company's Property, 150 feet to the easterly margin of a 20 foot alley; thence with the margin of the same northerly 238.5 feet, more or less, to the south margin of Horner Avenue; thence with the margin of the same easterly 131.6

feet to a point, the beginning of a curve at a concrete monument; thence around said curve in a southeasterly direction to a concrete monument in the westerly margin of the Franklin Road; thence with the margin of the same southerly to the point of beginning.

Being the same property conveyed to Third National Bank in Nashville, Trustee by deed from Thomas M. Evans, Trustee of record in Book 7058, page 211, Register's Office for Davidson County, Tennessee.

This is improved property, known as 2603-5 Franklin Road, Nashville, Tennessee.

This conveyance is expressly made subject to the following:

1. The lien for 1987 taxes which have been prorated and will be paid by Grantors.

2. The Plan of record in Book 1130, pages 17, 18 and 22, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, certain setback lines and easements.

3. Existing building restrictions and zoning ordinances.

4. Lease between Third National Bank, Trustee and Discount Rentals, Inc. dated March 27, 1987, which is hereby assigned to Grantee. By this acceptance and recording of this deed, Grantee agrees to assume all obligations of the landlord (Grantor) under said lease.

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, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same has not been encumbered or restricted by Grantor except as to those matters set forth above to which this conveyance is expressly made subject.

Except as to those matters set forth above to which this conveyance is expressly made subject, Grantor does further covenant and bind Grantor, its successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not otherwise.

Witness my hand this 16 day of November, 1987.

THIRD NATIONAL BANK IN NASHVILLE, TRUSTEE

By: Thomas A. Allen
VICE PRESIDENT AND TRUST REAL ESTATE OFFICER

Title: REAL ESTATE OFFICER

ATTEST:

L.S. Williams
V. P. & TRUST REAL ESTATE OFFICER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, BEBEE P. GRACE, a Notary Public of said County and State, personally appeared THOMAS A. ALLEN and L.S. WILLIAMS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be V. P. & TRUST REAL ESTATE OFFICER and V. P. & TRUST REAL ESTATE OFFICER (or other officer authorized to execute the instrument) of THIRD NATIONAL BANK IN NASHVILLE, as Trustee, the within named bargainor, a national banking association, and that HE as such V. P. & TRUST REAL ESTATE OFFICER executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as V. P. & TRUST REAL ESTATE OFFICER and that L.S. WILLIAMS as such V. P. & TRUST REAL ESTATE OFFICER executed the foregoing instrument for the purpose of attestation.

Witness my hand and seal, at Office in Nashville, this 16TH day of NOVEMBER, 1987.

Bebee P. Grace
Notary Public

My Commission Expires: Nov. 13 1990

BEBEE P. GRACE NOTARY PUBLIC DAVIDSON CO.

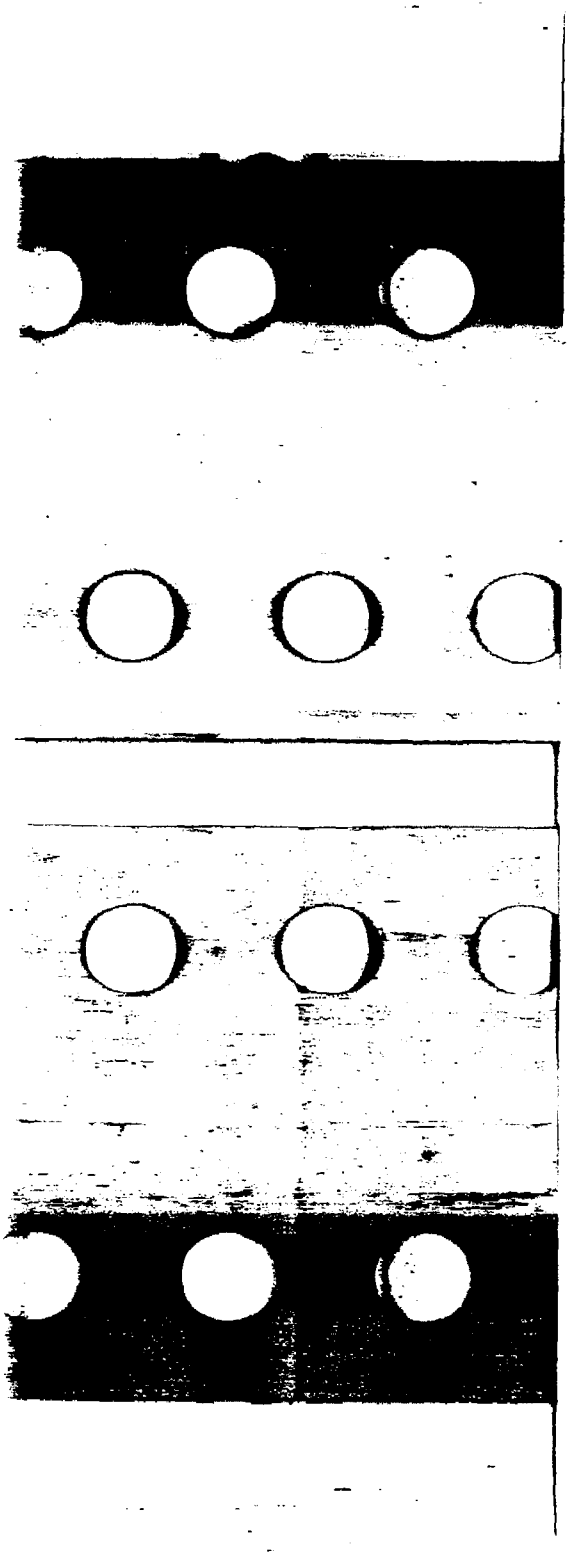
8:28 7:4

IDENTIFICATION REFERENCE

NOV 16 4 04 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

7482W/11-16-87



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7404 PAGE 355

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

640000.00- CAMT.
1792.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 1801.50-
3048A11/16/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8:26:7.4 Nov 16 4 ow PM 1987

No. 36228