BOOK 7413 PAGE 24

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,500.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 19 87

Notary Public

MY COMMISSION EXPIRES: March 11, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Nella Schneider Hunt, Attorney, 222 Third Avenue, North, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
H & M Realty Co (NAME)	H & M Realty Co (NAME)	106-9-48
P. O. Box 100225 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 100225 (STREET ADDRESS)	
Nashville, TN 37210 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37210 (CITY) (STATE) (ZIP)	

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, WE, NASHVILLE L & D, INC. SURRENDERED ITS CHARTER ON OCTOBER 16, 1967 OF RECORD IN CORPORATION SURRENDER VOLUME 33, PAGE 3080, SECRETARY OF STATE OF THE STATE OF TENNESSEE, AND OF RECORD IN BOOK 4181, PAGE 386, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; ITS SOLE SURVIVING OFFICER (PRESIDENT) H. RAYMOND LIGON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H & M REALTY CO

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

(SEE ATTACHED MARKED EXHIBIT "A")

87 7522

IDENTIFI REFERENCE

Dec 3 2 48 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as ____ (House Number) Kilvington Blvd (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 2nd day of December, 19 87

H. RAYMOND LIGON

STATE OF TENNESSEE
Davidson County

BOOK 7418 PAGE 25

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named H. Raymond Ligon

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 24 day of December, 19 87.

Commission Expires 6-7-88

Alice Faye Sullivan
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

EXHIBIT "A" BOOK 7418 PAGE 26

DESCRIPTION:

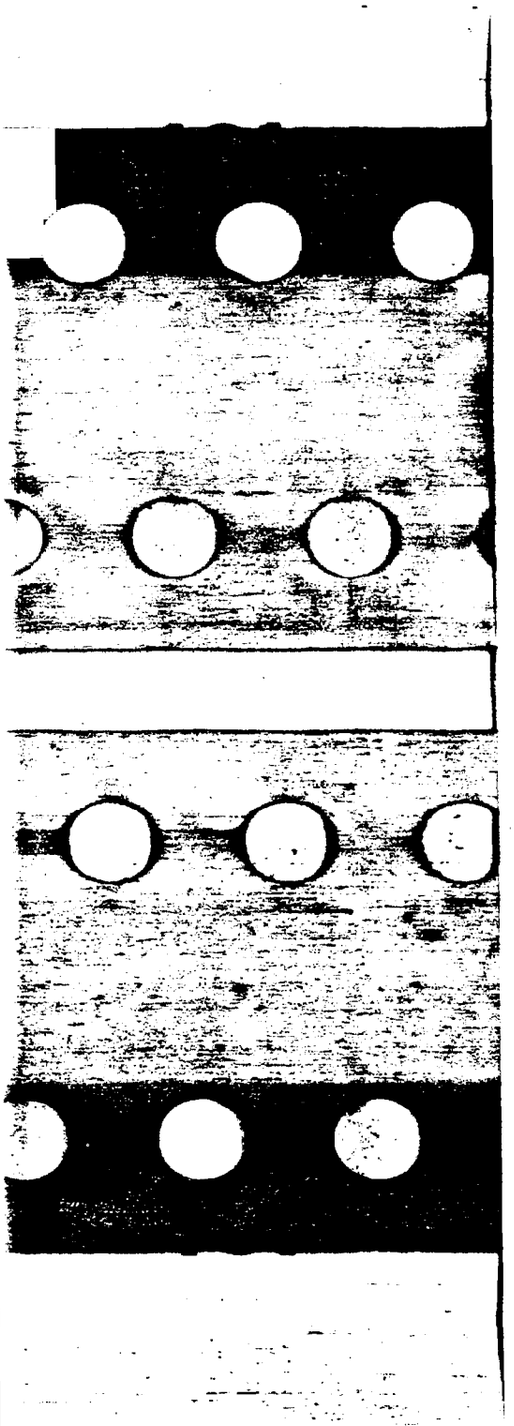
Land in the Sixth Civil District of Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a point in the easterly boundary line of the right-of-way of the Louisville & Nashville Railroad Company property, at a concrete monument, said point being at the southwest terminus of a 50 foot, more or less, access easement to Kelvington Boulevard (formerly Woodycrest Avenue); thence with the margin of the easterly right-of-way boundary line of the said L & N Railway in a southwesterly direction, a distance of 320 feet, more or less, to a point, said point being the northwesterly common corner of a tract owned by James M. McFarlin and R. L. Hayes, Sr., being of record in Book 5776, page 468, said Register's Office; thence leaving said L & N Railway right-of-way, and along said McFarlin's northern boundary line, South 86° 21' east 125 feet, more or less, to a point; thence south 3° 39' west 500 feet, more or less, along said McFarlin's easterly boundary line to a point; thence leaving the said McFarlin Property line, South 86° 21' east 50 feet, more or less, along the northerly boundary line of a tract owned by Widney L. Key, et al, of record in Book 5258, page 501, said Register's Office, to a point, said point being the southeastern corner of the Nashville L & D, Inc., tract, and the common northeastern corner of the said Key, et al's, tract herein referenced, with said point being in the westerly boundary line of Lot 7 of the Burns Industrial Subdivision, of record in Plat Book 3600, page 73, said Register's Office; thence along said westerly subdivision line and along the westerly terminus of Tredco Drive, and along the western boundary line of Burns Industrial Subdivision, Section 5, also being the westerly property line of Lot One therein, being of record in Plat Book 3842, page 207, said Register's Office, and along the westerly boundary line of a tract owned by Russell D. Easley, Trustee, of record in Book 6852, page 826, said Register's Office, North 3° 39' East 632 feet, more or less, to a point, said point being the southeast terminus of a 50 foot, more or less, access easement; thence in a northeasterly direction along the easterly boundary line of said access easement and with the westerly boundary lines of the said Easley, Trustee, tract, herein referenced, and also a tract owned by Richard Dorland, of record in Book 6732, page 769, said Register's Office, 500 feet, more or less, to a point in the southerly margin of Kelvington Boulevard (formerly Woodycrest Avenue); thence leaving the said Dorland tract, along with the southerly margin of Kelvington Boulevard in a southwesterly direction a distance of 68 feet, more or less, to a point, said point being the intersection of the easterly margin of the Louisville & Nashville Railway right-of-way and the southerly margin of Kelvington Boulevard; thence leaving said margin of Kelvington Boulevard, along with the easterly L & N Railway's right-of-way boundary in a southwesterly direction a distance of 402 feet, more or less, to the point of beginning.

BEING part of the same property conveyed to NASHVILLE L & D, INC., A Tennessee corporation, its successors and assigns, by deed from Nashville Bank and Trust Company, Trustee, of record in book 3032, page 227, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Access Easement 50 feet in width, more or less, running from the northeasterly corner of tract herein described along the southeasterly right-of-way line of the L & N Railroad, 402 feet, more or less, and 500 feet on its southeast boundary line northeasterly to the south margin of Woodycrest Avenue and fronts 50 feet, more or less, thereon, said 50 foot strip being measured at right angles to the right-of-way of said railroad.
2. All rights conveyed to Ann Davis Hayes by deed from Robert H. McIntire and wife, Sara O. McIntire, of record in Book 2042, page 14, said Register's Office, and all rights shown in Modification Agreement of record in Book 2604, page 415.
3. All Reserved rights of Georgia Delaney Beaver etvir, as outlined by provisions of record in Book 2042, page 14, said Register's Office.
4. An unrecorded Access Easement called Terminal Court as shown on the survey of Hickory Rental Property by Clement E. Greek, III, Registered Engineer, dated 9-6-77.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7418 PAGE 27

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

7500.00- CAMT.
21.00 CSTAX
.50 PRFEE
9.00 MDEED
CHECK 30.50-
B409A12/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8752 2

IDENTIFICATION REFERENCE

Dec 3 2 48 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 41466