Full 2D

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
B^3 Company, a Tenn. Partnship	SAME	104-2
(NAME)	(NAME)	
3401 West End, Suite 306		296
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37203		21W-2585
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7634 PAGE 883

For and in consideration of the sum of TEN AND NO/100---------- ($10.00)---------- DOLLARS

Cash in hand paid by the hereinafter named GRANTEE and other good and valuable consideration, the receipt of which is hereby acknowledged, S & C JOINT VENTURE, a Tennessee Joint Venture, GRANTOR,

have bargained and sold, and by these presents do transfer and convey unto the said B^3 COMPANY, a Tennessee Partnership composed of John Benson III and U. Grant Browning

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 43 in the Plan of the Subdivision of Lot No. 41, Boyd's Cockrill Spring Tract, called Alicia Terrace, as of record in Book 57, page 46, Register's Office for Davidson County, Tennessee

Said Lot No. 43 fronts 50 feet on the southerly side of Poston Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to S & C Joint Venture, a Tennessee Joint Venture, by deed from Poston House Properties, a partnership composed of Arthur Driscoll, Jr., James C. Barry and Paul E. Hood, of record in Book 7536, page 565, Register's Office for Davidson County, Tennessee.

6.1536

IDENTIFICATION REFERENCE

AUG 24 2 55 PM '88

FELIX Z WILSON TI REGISTER DAVIDSON COUNTY, TN

0370 08/24 0101 03CHECK 633-50

unimproved ( )
This is improved (X) property, known as 3015 Poston Avenue (House Number) (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 our hands this _____ day of August 23rd, 19 88.

S & C Joint Venture

By: The Ackles Group, Inc. partner

Glenn C. Ackles, president

BOOK 7634 PAGE 884

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named S & C JOINT VENTURE by The Acklen Group, Inc., Jim A. Stein, president

the bargainor , with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of August, 19 88.

My commission expires March 3, 1992 Notary Public Jacqueline W. Higgins

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such and attesting the same by the said as such .

Witness my hand and seal, at office in ,
this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 190,000
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 23rd day of August, 19 88.

My commission expires March 3, 1992 Notary Public Jacqueline W. Higgins

This instrument was prepared by:
Julian W. Blackshear, Jr., Esq., 208 Third Avenue, North, Nashville, TN. 37219
Name / Address

WARRANTY DEED

FROM S & C JOINT VENTURE, a Tennessee Joint Venture

TO B^3 COMPANY, a Tennessee Partnership

PETWAY & BLACKSHEAR
Attorneys at Law
208 Third Avenue, North
Nashville, TN. 37201
(615) 244-4850

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7634 PAGE 885

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

CAMT 190000.00
CON TX 627.00
PRFEE 0.50
WDEED 6.00
TOTAL 633.50
CHECK 633.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/88 01 14:58 0001 0370

61536

IDENTIFICATION

AUG 24 2 56 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 126884