BOOK 7659 PAGE 126

Standard Form RE1001 - General Warranty Deed

This Instrument Prepared by: R. W. Hardison, Attorney at Law
710 N. Main Street, P. O. Box 1505, Columbia, TN 38402-1505 Mail

9920 09/22/0101 03CHECK 1600.40

Send Tax Bills To:	Owner:
Kwik Sak, Inc.	Same
2907 Cayce Lane	
Columbia, TN 38401	

OATH: I, the undersigned Affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $ 483,000.00 .

Affiant

Subscribed and sworn before me this 22nd day of Sept, 1988

~~Commission Expires~~: ~~Notary Public~~ D. W. Weeman Notary Pub

D E E D

This indenture is made and entered into this 16th day of September, 1988 between Joe V. Hawn, Jr. (GRANTOR) and Kwik Sak, Inc. (GRANTEE).

For and in consideration of ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, transfer and conveys unto Grantee, the following described tract or parcel of land:

(See Exhibit A attached hereto and incorporated herein by reference.)

To have and to hold the above-described tract or parcel of land, together with all rights, titles, interests, easements, appurtenances, and hereditaments thereto appertaining, to Grantee, its heirs and assigns forever in fee simple.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed in fee simple of the above-described tract or parcel of land, that Grantor has the full, good and lawful right and authority to sell, transfer and convey the same, and that the above-described tract or parcel of land is unencumbered except for easements and right of ways of record in the Davidson County, Tennessee Register of Deeds Office.

And, Grantor does warrant, and hereby binds its successors to title, to forever defend the title to the above-mentioned tract or parcel of land against the lawful claims of all persons whatsoever, unto Grantee, its heirs and assigns.

70056

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In Witness Whereof, Grantor has set its hand(s) the date first above-written.

Joe V. Hawn, Jr.

STATE OF Texas)
COUNTY OF Dallas)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared Joe V. Hawn, Jr. and who acknowledged that the foregoing instrument was executed for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 16th day of September, 1988.

SEAL

Notary Public
Commission Expires: 11/16/91

EXHIBIT A

SITUATE in the First (1st) civil district of Davidson County, Tennessee, and more particularly described as follows:

Beginning on a concrete R/W monument lying in the southerly margin of Murfreesboro Pike at a point 1440 feet, more or less, northwest of the centerline of Franklin Limestone Road, said point further described as being a northwesterly corner of the Una Baptist Church property of record in Deed Book 5086, page 31, Register's Office for Davidson County, Tennessee and the northeast corner of the herein described tract, shown as Reserve Parcel "C" on the recorded plan of "Canter Chase Apartments" of record in Plat Book 6250, page 12, Register's Office for Davidson County, Tennessee; thence leaving said margin and running with said Church property South 22 degrees 37 minutes 11 seconds West 148.56 feet to an iron pin at an old fence row; thence, running with said Church property and said old fence row, North 85 degrees 22 minutes 28 seconds West 442.85 feet to an iron pin lying at the northeast corner of Lot No. 1 as shown on the said "Canter Chase Apartments" plan; thence, with the north line of same North 5 degrees 07 minutes 31 seconds East 51.08 feet to an iron pin; thence, with the north line of same, North 54 degrees 11 minutes 30 seconds West 283.65 feet to a point lying on the east line of the Houston T. Ezell property of record in Book 4176, page 812 and Book 6019, page 235, Register's Office for Davidson County, Tennesse; thence with same North 23 degrees 28 minutes 00 seconds East 81.89 feet to a point lying on the south line of Reserve Parcel "B" as shown on the said "Canter Chase Apartments" plan; thence with same North 54 degrees 11 minutes 30 seconds West 9.63 feet to a point; thence North 35 degrees 48 minutes 30 seconds East 45.00 feet to a point; thence North 54 degrees 11 minutes 30 seconds West 210.00 feet to the easterly margin of the proposed Harding Place; thence, with same, North 35 degrees 48 minutes 30 seconds East 75.00 feet to a point; thence, with same North 44 degrees 20 minutes 21 seconds East 110.12 feet to a point lying at the beginning of a radius return, having a radius of 60.00 feet; thence, around said curve to the right 85.31 feet to a point at the end of said curve, lying in the southerly margin of Murfreesboro Pike; thence with same South 54 degrees 11 minutes 30 seconds East 276.48 feet to a point; thence with same South 18 degrees 21 minutes 29 seconds West 31.45 feet to a point; thence with same South 54 degrees 11 minutes 30 seconds East 530.23 feet to the point of beginning.

BEING the same property conveyed to Joe V. Hawn, Jr. by instrument dated March 17, 1986 of record in Book 6807 at page 343 in the Davidson County, Tennessee Register of Deeds office.

(Tax Parcel # 135-378)



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	CAMT
	483000.00
CON TX	1593.90
PRFEE	0.50
WDEED	6.00
TOTAL	1600.40
CHECK	1600.40

09/22/88 01 13:24 0001 9920

7-00569

IDENTIFICATION

SEP 22 1 22 PM '88

No. 136908