This Instrument Prepared By:
Fred C. Dance
Attorney at Law
Suite 501, 501 Union Street
Nashville, TN 37219

Send Tax Bills To:
Roger P. Hogan
491 Craighead Street
Nashville, TN 37204
Map/Parcel 105-14-270
105-14-269
105-14-268
118-2-258
118-2-257

New Owner Is:

Roger Hogan
Bruce Hogan

8820 12/19 0101 03CHECK 9.80

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 1,000.00 .

Fred C. Dance
Affiant

Subscribed and sworn to before me this 2nd day of December 1988.

My commission expires: 3-1990

Lee Hurley
Notary Public

NOTARY PUBLIC

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, I, RANDALL BENNETT, hereinafter referred to as Grantor, have bargained and sold, and by these presents do transfer and convey one-half of all my interest, rights, and title unto the said ROGER HOGAN, and one-half of all my interest, rights, and title unto the said BRUCE HOGAN, hereinafter referred to as Grantees, so that Roger Hogan owns 60% of the fee and Bruce Hogan owns 40% of the fee, their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Metropolitan Nashville and Davidson County, Tennessee bounded on the north by Craighead Street, and on the east by Interstate Highway-65, and being part of Lots 112, 113, 114, 115, 116, 117, 118, 119, 120, and 121 on the plan of Geo. I. Waddey's Subdivision of Westwood of record in Plat Book 332, page 99, Register's Office for Davidson County, Tennessee, and being further described according to a survey dated January 13, 1988 by Wm. Robert Seigenthaler, Tennessee Registered Land Surveyor No. 177, as follows:
>
> Beginning at an iron pin in the southerly margin of Craighead Street (as widened), and the west margin of Interstate Highway-65; thence with the said margin of Interstate Highway-65, South 5 degrees 53 minutes 00 seconds West 453.87 feet to an iron pin at the

intersection of said west margin of Interstate Highway-65 and the east of a 15 ft. wide unimproved public alley; thence with the east margin of said alley North 14 degrees 31 minutes 35 seconds West 497.21 feet to an iron pin in the southerly margin of Craighead Street (as widened); thence southeastwardly with the said margin of Craighead Street with a curve to the right having a radius of 1,392.69 feet, a distance of 32.50 feet to the end of the curve; thence continuing with said margin of Craighead Street South 79 degrees 59 minutes 30 seconds East 141.32 feet to the point of beginning, and containing 0.903 acre (or 39,375 sq. ft.).

Being the same property conveyed to Roger Hogan (55%), Bruce Hogan (35%) and Randall Bennett (10%), from James L. Howard and wife, Martha D. Howard, by deed of record in Book _____, page _____, Register's Office, Davidson County, Tennessee.

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.

I, the Grantor, do covenant with the said Grantees that I the Grantor am lawfully seized and possessed of said tract and parcel of land in fee simple, and have a good right to convey same and that the same is unencumbered, except 1988 taxes which are prorated as of the date hereof.

I, the Grantor, do further covenant and bind myself and my heirs and representatives to warrant and forever defend the title to the said tract or parcel of land to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 2nd day of December, 1988.

9 4 6 5 5

IDENTIFICATION REFERENCE

Dec 19 11 36 AM '88

WILLIAM Z. WILSON JR. REGISTER DAVIDSON COUNTY, TN

RUSH

Randall P. Bennett
RANDALL BENNETT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

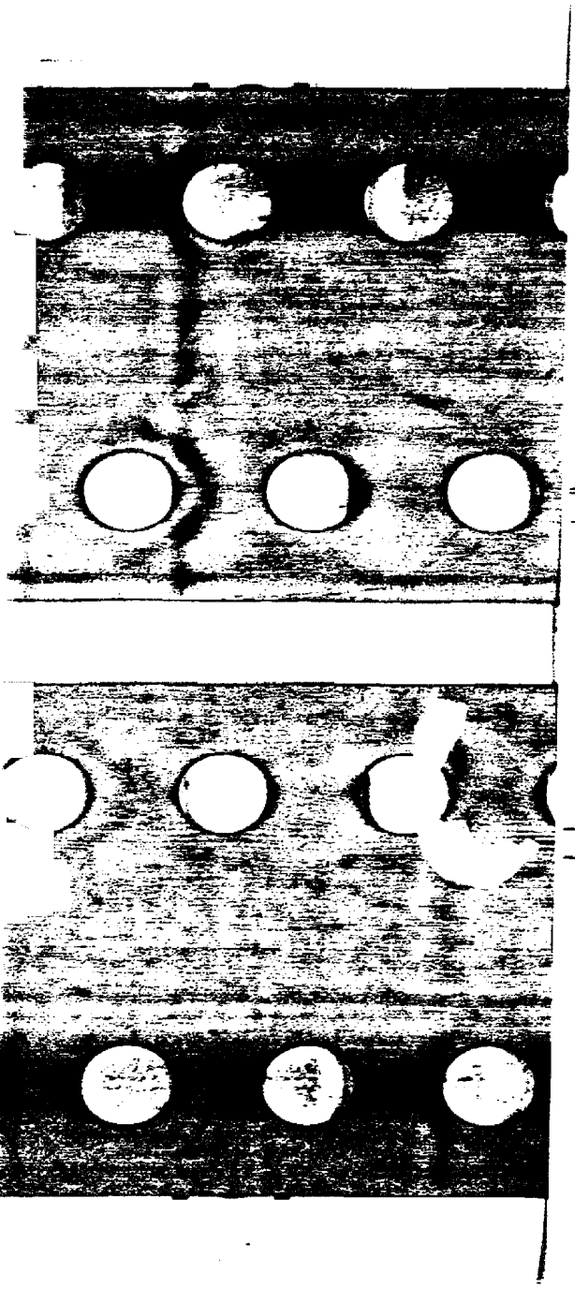
Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, RANDALL BENNETT, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 2nd day of December, 1988.

LEE HUNLEY NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 3-1990

Lee Hunley
Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 7730 PAGE 779

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
				CAMT 1000.00
				CON TX 3.30
				PRFEE 0.50
				WDEED 6.00
				TOTAL 9.80
				CHECK 9.80
			12/19/88 01	11:35 0001 8820

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94655

IDENTIFICATION

Dec 19 11 36 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 164983