This instrument prepared by: mail
Harlan Dodson, III, Attorney at Law
P. O. Box 198066, Nashville, TN 37219
(615) 254-2291

3078 12/30 0101 03CHECK 1340.06

WARRANTY DEED

ADDRESS OF NEW OWNER	SEND TAX BILL TO:	MAP PARCEL NO.:
Frank Davis Enterprises, Inc. 1252 Gallatin Road Nashville, TN 37206	Same	26-9-94 26-9-39

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged,

FRANK DAVIS JEEP-EAGLE, INC. has this day bargained and sold, and does hereby transfer and convey unto the said FRANK DAVIS ENTERPRISES, INC. the Grantor herein, its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED AND MADE A PART HEREOF

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater, for this transfer is $403,250.00.

Subscribed and sworn to before me this the 30th day of December, 1988.

Frank C Davis
Affiant

Notary Public

My Commission Expires:

1-27-91

This is improved property, known as 456 Moss Trail, Goodlettsville, and Lodge Street, Goodlettsville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, its successors, heirs and assigns forever it covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered. It further covenants and binds its heirs and representatives to warrant and forever defend the title to said real estate to the said GRANTEE, its successors, heirs and assigns against the lawful claims of all persons.

WITNESS our hands this the 30 day of December, 1988, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

FRANK DAVIS JEEP-EAGLE, INC.

BY: Frank C Davis
FRANK DAVIS, PRESIDENT

98264

IDENTIFICATION REFERENCE

Dec 30 4 10 PM '88

FELIX Z. WILSON IT REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared before me, FRANK DAVIS, with whom I am personally acquainted, and who, upon oath acknowledged himself to be the President of Frank Davis Jeep-Eagle, Inc., the within named bargainor, and that as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 30th day of December, 1988.

Lisa Woodruff
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
1-27-91

EXHIBIT A

Parcel I:

Being the westerly 170 feet of Lot 40 on the Plan of Goodlettsville Heights, Section II, of record in Book 1424, pages 120 and 121, Register's Office for Davidson County, Tennessee and designated as Parcel "B" on a survey thereof by J. H. Ziegler, Surveyor, dated March 22, 1972, as follows:

Said part of said lot fronts 170 feet on the northerly side of a 50 foot street and extends back between parallel lines 115 feet to a dead line.

Being the same property conveyed to Frank Davis Jeep-Eagle, Inc. by deed from Harlan Dodson III, Trustee of record in Book 7438, page 376, Register's Office for Davidson County, Tennessee.

Parcel II:

Land in Davidson County, Tennessee, being a part of Lot No. 41 on the Plan of Goodlettsville Heights, Section 2, of record in Book 1424, page 120 and 121, Register's Office for said County, described as follows:

Beginning at a point in the north line of said Lot 41, said point of beginning being 40 feet east of the northwesterly corner of said Lot 41, thence, along said north line of Lot 41 80 feet to a point; thence S 04 degrees 05' W, 115.0 feet to a point; thence N 85 degrees 55' W, 80.0 feet to a point; thence, N 04 degrees 05' E, 115.0 feet to the point of beginning.

In addition to the above conveyance is an easement for ingress and egress to and from and to run with the above tract, and described as follows:

Beginning at an iron pin in the northwest corner of Lot No. 41 said pin being in the east line of the The Lodge North Apartments of record in Book 4497, page 983, Register's Office for Davidson County, Tennessee, and being N 04 degrees 05' E 230 feet from a concrete monument in the northerly margin of an unnamed street leading from Moss Trail Road to said apartments.

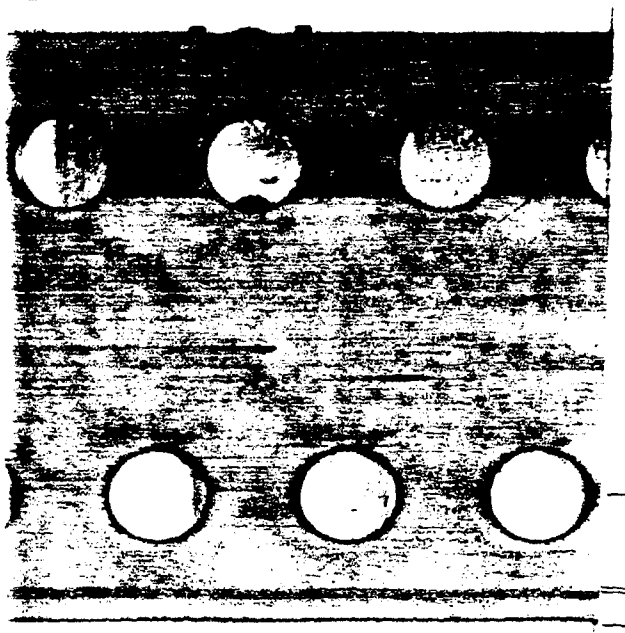
Thence with the line between Lot Nos. 41 and 42 S 85 degrees 55' E, 350.0 feet to an iron pin in the westerly margin of Moss Trail Road;

Thence, with said margin 28 feet, more or less, to a point;

Thence, leaving said margin with a line 20-foot distance from and parallel to the lot line between said Lot Nos. 41 and 42, N 85 degrees 55' W 310 feet, more or less to an iron pin, thence to the point of beginning.

Being the same property conveyed to Frank Davis Jeep-Eagle, Inc. by deed from Harlan Dodson III, Trustee of record in Book 7438, page 376, Register's Office for said County.

R.K 57



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

RECEIVED OF _____

FOR _____

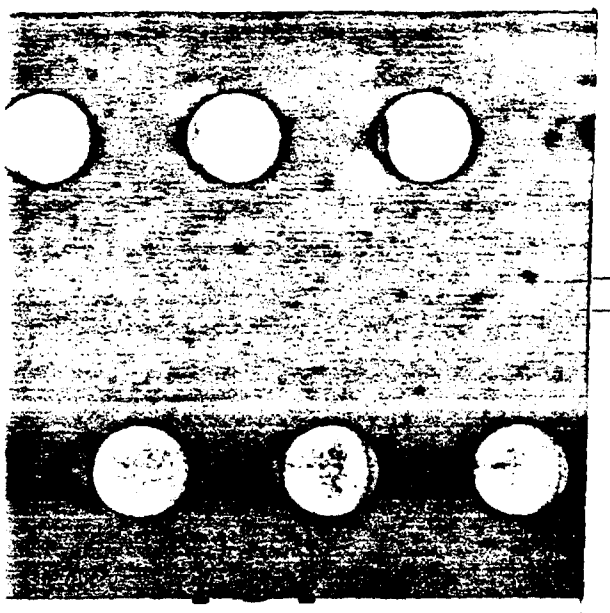
BOOK 7741 PAGE 777

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT 403250.00
CON TX 1330.56
PRFEE 0.50
WDEED 9.00
TOTAL 1340.06
CHECK 1340.06

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1/30/98 01 T6/11 0001 3078

98264

IDENTIFICATION REFERENCE

Dec 30 4 10 PM '97

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 169193