RGDWP249 06/29/89 lwm

BOOK 7879 PAGE 102

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (TAS)
2700 First American Center
Nashville, Tennessee 37238

BK 16

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
HPC, Inc. 1001 West Kirkland Nashville, TN 37216	Same	Map 72-2 Parcel 51

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, THE GLEASON WORKS ~~CORPORATION~~, a New York corporation ("Grantor") has bargained and sold, and by these presents does transfer and convey unto HPC, INC., a Tennessee corporation ("Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being a parcel of land in the First Civil District of Nashville, Davidson County, Tennessee, located north of West Kirkland Avenue and 1200 feet, more or less, west of Gallatin Road and being more particularly described as follows:

Beginning at an iron pin in the southwesterly corner of Raymond Vandiver of record in Book 6566, page 1, R.O.D.C., said pin being in the northerly margin of West Kirkland Avenue, and being the southeasterly corner of herein described property;

Thence, with said northerly margin, N 82° 14' 18" W, 384.90 feet to an iron pin in the easterly margin of CSX Transportation Railroad;

Thence, with said railroad margin and a curve to the left 502.16 feet to an iron pin, said curve having a central angle of 14° 19' 13", a radius of 2009.15 feet and a chord of N 37° 44' 08" E, 500.86 feet;

Thence, with the southerly line of M. L. Wakefield, of record in Book 7092, page 207, R.O.D.C., S 75° 26' 55" E, 141.22 feet to an iron pin in the westerly line of above-mentioned Vandiver;

Thence, with Vandiver's westerly line, S 08° 31' 30" W, 417.20 feet to the point of beginning.

Containing 107,557 square feet or 2.47 acres, more or less.

Being the same property conveyed to Grantor by Quitclaim deed dated June 30, 1989 from HACKETT PRECISION COMPANY, INC., of record Book 7879, page 100, said Register's Office.

This is improved property known as 1001 West Kirkland Avenue, Nashville, Tennessee

Said property is conveyed subject to the following matters:

1. Taxes for the year 1989, a lien but not yet due and payable.

2. Easement for power lines granted Tennessee Electric Power Company, of recording Book 701, page 317, said Register's office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its and successors and assigns, to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

WITNESS our hands this 30th day of June 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

THE GLEASON WORKS ~~CORPORATION~~ RSH

By: Ralph E. Harper
Title: Secretary

STATE OF Tennessee)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ralph E. Harper, 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 Secretary of THE GLEASON WORKS ~~CORPORATION~~, the within named bargainor, a New York corporation, and the he as such Secretary executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Secretary.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 30th day of June, 1989.

Sherry A. Connelly
Notary Public

My Commission Expires:
8-6-90

STATE OF Tennessee)
)
COUNTY OF Davidson

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $ 1,000,000.

Affiant

Sworn to and subscribed before me this 30th day of June, 1989.

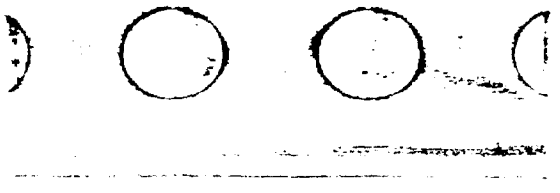
Notary Public

My Commission Expires:
8-6-90

45 SUB

JUN 30 2 24 PM '89







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7879 PAGE 105

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
			CAPT	
				1000000.00
			DDA TX	3300.00
			PRFEE	0.50
			MDEED	2.00
			TOTAL	3302.50
			CHCK	3302.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45908

JUN 30 2 25 PM '89

No. 225036