This instrument prepared by
Richard L. Albers, Attorney
4344 Kenilwood Drive
Nashville, Tn 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $325,402.44.

Dhanjibhai K.Patel

Subscribed and sworn to before me, this 3rd day of August, 1989

Notary Public

My Commission Expires 10-9-91

BOOK 7907 PAGE 278

# W A R R A N T Y  D E E D

Address New Owner(s) as follows:
Dhanjibhai K.Patel, Jayantilal D.Patel and Ranjanben J. Patel
2514 Nolensville Road
Nashville, Tennessee

Send Tax Bills To:
Same

Map 119-5
Par 195

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I Kusumben N. Patel, hereinafter called the grantor , have bargained and sold, and by these presents do transfer and convey unto Dhanjibhai K. Patel, Jayantilal D. Patel, and Ranjanben J.Patel as joint tenants with the right of survivorship, with the intent to create a tenancy in common with the right of survivorship, hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 48 and 49 on the Map of the ReSubdivision of parts of Blocks 27, 26 and other blocks in the Cumberland Nurseries, as of record in Book 161, Page 139, Register's Office for said County.

Said Lots Nos. 48 and 49 fronts together 104.9 feet on the easterly side of the Nolensville Pike and run back 270 feet on the northerly line and 222.5 feet on the southerly line to an alley, measuring 93.7 feet thereon.

Included but Excluded from this conveyance is the property conveyed to State of Tennessee, by deed from R. Howell, Sr. and wife, of record in Book 2021, Page 409, said Register's Office, described as follows:

A strip of land extending from Survey Station 532/71 at the boundary line of the lands of Seabury 101 feet long, and bounded on the sides as follows: On the north by the lands of Easbury, on the south by the lands of Saindon, on the west by the present highway, on the east by a line east of parellel to and 40 feet from the center line of said proposed highway as staked out, containing 30 square feet, more or less.

Being the same property conveyed to Niranjankumar N. Patel, and wife, Kusumben N. Patel, by deed from Lee O. Wiggs and wife, Anna B. Wiggs, of record in Book 5585, Page 906, Register's Office for Davidson County, Tennessee. Upon the death of Niranjankumar N. Patel such property vested solely in his wife, Kusumben N. Patel.

This is improved property located at 2514 Nolensville Road, Nashville, Tennessee, known as Hickerson Motel.
Together with the personal property substantially described as follows:

Room No 12

2 Double beds
1 Desk chair
1 Mirror
1 R C A Color TV
1 End Table
1 Desk lamp
1 Air Conditioner
1 Electric heater
1 Luggage rack
1 Love seat
2 Paintings (wall)
1 Swag lamp
1 Dresser

Room No 11

1 King size bed
2 Lounge chairs
1 Swag lamp
1 Desk lamp
1 End Table
1 R C A Color TV
1 Luggage rack
1 Gold framed mirror
1 Table lamp
1 Dresser table
1 Air Conditioner
1 Electric heater

Room 14

1 King size bed
1 Desk chair and 1 lounge chair
1 Gold framed mirror
1 R C A Color TV
2 End Tables
3 Desk lamps
1 Air conditioner
1 Electric wall heater
1 Dresser
1 Painting (wall)

Room No 21

1 Queen bed
1 Desk chair
1 Mirror
1 R C A Color TV
2 End table
3 Desk lamps
1 Wall painting
1 Love seat and sofa
1 Air conditioner
1 Electric wall heater
1 Dresser
1 Headboard

Room No 22

1 Double bed
1 Lounge chair
1 Desk chair
1 R C A Color TV
1 Swag Lamp
1 End Table
2 Desk lamps
1 Air conditioner
1 Electric wall heater
1 Dresser
1 Headboard
1 Mirror

Room No 23

1 King Bed
1 Lounge chair
1 Mirror
1 R C A Color TV
2 End Tables
2 Desk lamps
1 Air Conditioner
1 Electric wall heater
1 Dresser
2 Painting

Room No 27

1 Double bed
1 Dresser
2 Mirrors
1 End Table
1 Zenith Color TV
1 Desk lamp
1 Air conditioner
2 Paintings

Room No 13

1 Electric wall heater
2 Double beds
1 Desk chair
1 Gold framed mirror
1 R C A Color TV
2 Wall lamps
1 Wall Table
1 Love seat
1 Air conditioner
1 Dresser
2 Headboards
1 Wall painting

Room No 25

1 King size bed
1 Loung chair
1 Desk chair
1 Gold framed mirror
1 R C A Color TV
1 Swag lamp
1 Floor lamp
1 End Table
1 Desk lamp
1 Air conditioner
1 Electric wall heater
1 Dresser
1 Round table
1 Headboard

Room No 26

1 Double bed
1 Lounge chair
1 Desk chair
1 Mirror
1 R C A Color TV
2 End Tables
3 Desk lamps
1 Love seat
1 Wall painting
1 Air Conditioner
1 Electric wall heater

Room No 28

2 Double beds
2 Studio couch
2 Lounge chair
1 Desk chair
1 Mirror
1 R C A Color TV
2 Swag lamps
3 End Table
1 Desk Lamp
3 Paintings
1 Luggage Rack
1 Air Conditioner
1 Electric wall heater
2 Headboards
1 Low bench table

Room No 24

1 Table
1 Lounge chair
1 Desk chair
1 Mirror
2 End Table
2 Desk lamps
2 Chest drawers
1 Air conditioner
1 Electric wall heater
1 Double bed
1 Headboard
1 R C A Color TV

Room No 29

2 Double bed
2 Studio couches
1 Lounge chair
1 Mirror
1 R C A Color TV
2 Swag lamps
3 End Tables
1 Desk lamp
1 Love seat
1 Luggage rack
3 wall paintings
1 Air conditioner
1 Electric wall heater
2 Headboards

Room No 30

2 Double beds
2 Studio couches
1 Lounge chair
1 Mirror
1 R C A Color TV
2 Swag lamps
1 End Table
1 Desk lamp
1 Love seat
1 Luggage Rack
1 Table
3 Paintings
1 Air conditioner
1 Electric wall heater
1 Desk chair
1 Stool

Room NO 32

1 King size bed
1 Lounge chair
2 Large wall mirrors
1 R C A Color TV
1 Swag lamp
2 End tables
2 Desk lamps
1 Large sofa
1 Double bed
1 Lamp
1 Table
1 Hall ceiling fire alarm
1 Gold framed mirror
1 Headboard
1 Central heating and air connected with #33

Room No 31

2 Double beds
2 Studio couches
1 Desk chair
1 Mirror
1 R C A Color TV
2 Swag lamps
1 End Table
1 Love seat
1 Table
1 Desk lamp
1 Luggage Rack
1 Stool
3 Wall paintings
1 Air conditioner
1 Electric wall heater
2 Headboards

Laundry Room

2 25lb washer
1 large 50 lb washer
1 Dryer
5 vacuum cleaners
1 G E Washer
100 sheets approx
1 Fire extinguisher
1 Air conditioner
1 Heater
5 folding chairs
1 foot cabinet
1 Sink drawer
1 Portable fan

1 Apartment next to Room 24

1 R C A Color TV
1 Single bed
1 Coffee table
1 End Table
1 Studio couch
1 Oak chest
1 Swag lamp
4 Desk lamp
1 Dining table with 2 chairs
1 Ceiling lamp
1 Tappan Electric cooker
1 Air extractor Fan
1 Frigidaire Freezer/Refrigerator
1 Kenmore dishwasher
1 Wall painting
1 Ceiling fire alarm
1 Wall fire alarm
1 Bedframe with headboard and bed
1 Mirror
1 2 1/2 lb fire extinguisher

Room No 10

3 Double beds
1 Lounge sofa
2 End Tables
1 R C A Color TV
1 Desk lamp
2 Electric wall heaters
1 Air Conditioner
2 Mirrors
1 Lounge chair
1 Luggage rack

Behind Office

1 R C A TV
1 Leather chair
4 White leather chairs
1 4 drawer box file
1 9 drawer box file cabinet
2 Swag lamps
1 Ceiling fan with light

Bedroom

Blue curtains
1 Double bed
1 Twin Bed

Kitchen

1 2 Drawer refrigerator
1 Electric stove
1 Air conditioner

Office Furniture

1 Multi alarm clock
1 Adding machine
1 Fire extinguisher
5 Alarm clocks for guests
1 Glass cabinet with souvenir items
1 post card stand
1 manual machine
4 sets of curtains
1 ice machine
1 Pepsi machine
1 RCA phone system
1 cabinet
Satellite receiver
1 Video copier

Room No 19

1 King bed
1 Lounge chair
1 Desk chair
1 Gold framed mirror
1 R C A Color TV
2 Swag Lamp
1 End Table
2 Desk lamp
1 Air conditioner
1 Electric wall heater
1 Dresser desk
1 Picture

Room No 22

1 Double bed
2 Painting
1 Dresser
2 Mirror
1 End Table
1 Zenith Color TV
1 Desk Lamp
1 Air conditioner

Room No 16

2 Double beds
1 Desk chair
1 Lounge chair
1 Gold framed mirror
1 R C A Color TV
1 Swag lamp
1 End table (wall)
1 Desk lamp
1 Air conditioner
1 Electric Wall heater
2 Wall paintings
1 Dresser
2 Headboards

Room No 17

2 Double beds
1 Desk and chair
1 Gold framed mirror
1 R C A Color TV
2 Swag lamp
1 Wall table
1 Desk lamp
1 Air conditioner
1 Electric wall heater
1 Love seat
1 Wall painting
2 Headboards

Room No 18

2 Double beds
1 Desk chair
1 Gold framed mirror
1 R C A Color TV
2 Blue swag lamps
1 End table
1 Desk lamp
1 Luggage rack
1 Love seat
2 Wall paintings
1 Air conditioner
1 Electric wall heater
2 Headboards
1 Desk (dresser)

Room No 20

2 Double beds
1 Desk chair
1 Gold framed mirror
1 R C A Color TV
2 Swag lamp
1 Wall table
1 Desk lamp
1 Air conditioner
1 Electric wall heater
2 Wall paintings
2 Headboards
1 Pullout couch (love seat)

Other Property :
Sattellite System
Property Sign
Smoke Detectors

Together with the interests of Kusumben N. Patel D/B/A Hickerson Motel in the following equipment leases which are hereby assigned to and assumed by Dhanjibhai K. Patel, Jayantilal D. Patel, and Ranjanben J. Patel:

RCA lease for phone systems payable at $92.65 per month and another at $256.60 per month and a RCA lease for televisions payable at $152.42 per month.

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 except for a prior lien of record in Book 5585, Page 906, Register's Office for Davidson County, Tennessee, from Niranjankumar N. Patel and wife, Kusumben N. Patel, to Lee O. Wiggs and wife, Anna B. Wiggs, with a balance due as of August 3, 1989, of $258,402.44 which Dhanjibhai K. Patel, Jayantilal D. Patel, and Ranjanben J. Patel are hereby assuming and except as mentioned in the public records for said county, and we 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. Wherever 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 my hand this 3rd day of August, 1989.

Kusumben N Patel
Kusumben N. Patel

2610 08/04 0101 03CHECK 1089.82

STATE OF TENNESSEE
COUNTY OF DAVDISON

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

Witness my hand and official seal at Nashville, Tennessee, this the 3rd day of August, 1989.

Patricia Abbas
Notary Public

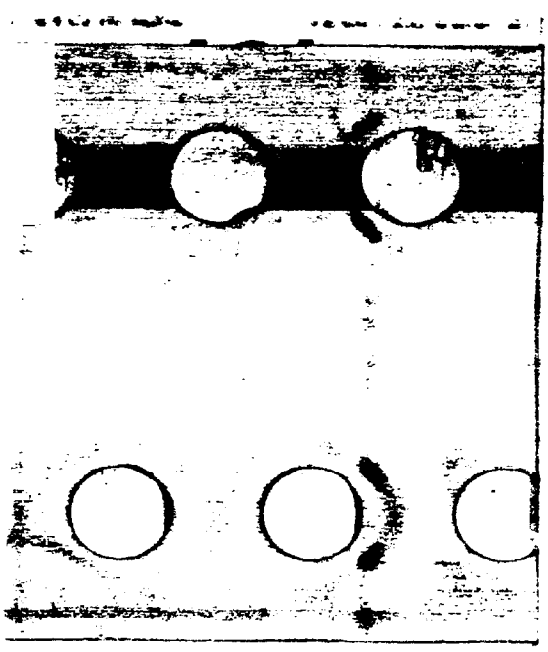
My Commission Expires:

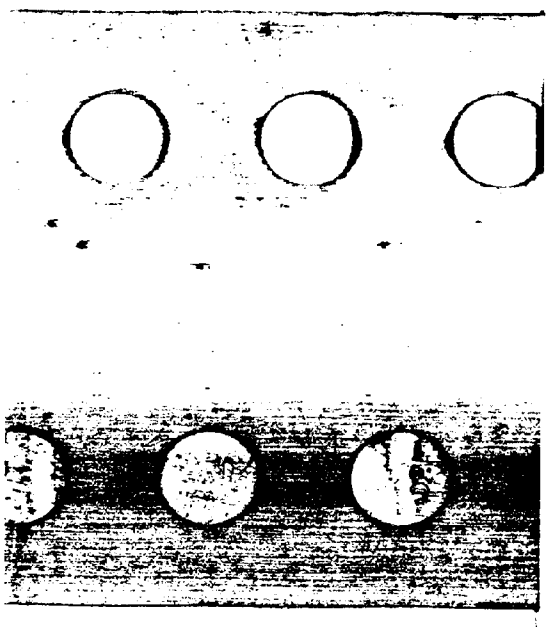
10-9-91

55202

AUG 4 9 56 AM '89

RUSH





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

RECEIVED OF _____

FOR _____

BOOK 7907 PAGE 283

| | | |
|---|---|---|
| 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
325402.44
CON TX 1073.82
PRFEE 1.00
WDEED 15.00
TOTAL 1089.82
CHECK 1089.82

08/04/89 01 09:57 0001 2610

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.5202

Aug 4 9 56 AM '89

FELIX Z. WILSON II REGISTER

No. 235332