THIS INSTRUMENT PREPARED BY: Daniel P. Niznik, Attorney
Madison Title Company
P. O. Box 1368
Madison, Tennessee 37116

BOOK 7956 PAGE 223

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Frank Davis Enterprises, Inc. (NAME)	SAME AS NEW OWNERS (NAME)	Map 16
106 Point East (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 88
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------$10.00---------- *Dollars,*

Cash in hand paid by the Grantee herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, FRANK C. DAVIS, JR.

have this day bargained and sold, and do hereby transfer and convey unto the said FRANK DAVIS ENTERPRISES, INC., a Tennessee Corporation

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

LAND located in the 10th Civil District of Davidson County, Tennessee, described according to a survey and plat thereof made Septembr 16, 1907, by E. R. Southgate, County Surveyor, called a procession, not of record, as follows:
BEGINNING at a post fence corner, John Butterworth's old southeast corner and Bowers and Jones corner; thence North 85° West 13½ poles to a post in the center of the road; thence with the center of the road South 55° West 35.3 poles to a stake, John Butterworth's old gate; thence North 34° West 48.3 poles, North 49½° West 26 3/4 poles, North 36½° West 6 poles to elm; thence North 33° West 10.4 poles to a hackberry; thence South 83½° west 5.56 poles to a walnut; thence North 87¼° West 14.8 poles to a stake, elm and box elder; thence South 81° West 10.5 poles to a stake; thence North 86¼° West 7.9 poels to a stake, elm and dogwood pointers; thence North 52° West 24 poles to a stone dogwood in a ravine; thence South 85° West 11.8 poles to a stake; thence North 88° West 12.24 poles to a stake; thence South 68° West 6.8 poles to a poplar; thence South 57½° West 13½ poles to a poplar; thence South 56¼° West 19 poles to a spring; thence North 88° West 12.24 poles to a stake in Hunter's cast line; thence with said line and Ira Paradise line north 6½° East 158 poles to a Chestnut stump in a road; thence South 84½° East 55 poles to a stone poplar and hickory at a gate; thence North 2½° West 66 poles to a white oak stump; thence South 86½° East 59.3 poles to a stone hickory and redbud, Monroe Binkley corner; thence with his line North 45 3/4° East 41.36 poles to an iron pin, Sasafras pointer; thence North 58° 3/4
CONTINUED ON "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 $ 425,000.00

Subscribed and sworn to before me this the 3rd *day of* Oct. 19 89

My commission expires 1/25/92 (Affix Seal)

Affiant Frank C Davis

Notary Public Dianne M Cathey

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved ( ) property, known as _____ (House Number) (Street) P.O. Address City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered , except that which appears of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 3rd *day of* October 19 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank C Davis
FRANK C. DAVIS, JR.

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES, AND NO REPRESENTATIONS AS TO THE STATUS OF TITLE IS GIVEN.

BOOK 7956 PAGE 224

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Frank C. Davis, Jr.

*the within named bargainor*_____, *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 _____ *Tennessee, this* 3rd *day of* October, *19* 89.

Notary Public

Commission expires 1/25/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

RECEIVED
DAVIDSON COUNTY, TN
Oct 6 11 05 AM '89

IDENTIFICATION REFERENCE

7 2 2 6 0

WARRANTY DEED

FROM

Frank C. Davis, Jr.

TO

Frank Davis Enterprises, Inc.

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710

"EXHIBIT A" DESCRIPTION CONTINUED

East 25.84 poles to an iron pin 4/10 of pole north of a small cedar and white oak stump; thence South 68½° East 20.58 poles to a stone, black oak pointers Hitt's corner; thence with Hitt's line South 70° east 59.42 poles to a stake Luster's corner; thence south 10½° East 28 poles to a stake and pointer; thence South 26° East 29½ poles to a stake and pointer; thence South 35° West 40 poles to a dead hickory; thence South 2° West 12 poles to a stone, Bowers and Martin's corner; thence South 35° West 24 poles to a beach; thence with an old fence line South 3° West 120 poles to a stake; thence South 7° West 41 poles to the beginning, containing according to said survey 335 acres, more or less.
A FAMILY graveyard with right of ingress and egress for burial purposes as described in the deed from the said P. H. Seewald to the said W. J. Adams in Book 445, page 335, Register's Office Davidson County, Tennessee which is enclosed with an iron fence is reserved.
INCLUDED in the above boundaries, but EXCLUDED from this conveyance are five (5) parcels of land, heretofore sold, and described in the conveyances from W. J. Adams, et ux, to J. M. Binkley of record in Book 508, page 427, said Register's Office; from W. J. Adams, etux, to J. E. Bowers, of record in Book 561, page 260, said Register's Office; from W. J. Adams etux, to M. E. Link of record in Book 647, page 288, said Register's Office; from Cora Ogilvie Adams to Clay Carter, etux, of record in Book 879, page 365, said Register's Office; and from Cora Ogilvie Adams to C. G. Harris, of record in Book 1151, page 605, said Register's Office.
ALSO, INCLUDED in the foregoing description, but EXCLUDED and excepted from this conveyance and reserved and retained by the grantor as for and her own property, is a tract of land, containing 3.35 acres, more or less, located near the southeast corner of the tract herein conveyed and generally described as follows:
BEGINNING at a point in the center of Lickton Road, being North 55° East 250' from a stake, John Butterworth's old gate; thence South 55° West 250' with the center of said road to said stake, John Butterworth's old gate; thence North 34° West 780' with the center of an old abandoned farm road to a point therein, being immediately north of a spring; thence North 55° East 150' to a point; thence South approximately 42° East approximately 786' to the beginning, being 3.35 acres, more or less.
THE FOREGOING tract herein conveyed, after deduction of the exclusions, exceptions, and reservations, contains approximately 290 acres, more or less, and is a part of the same property devised to the grantor herein, under the Will of W. J. Adams of record in Will Book 52, page 254, County Court Clerk's Office for Davidson County, Tennessee; Cora Ogilvie Adams in Book 1207, page 369, reserved to her heirs and assigns, shall have perpetual rights of ingress and egress over the farm road, which is the west boundary of the tract of 3.35 acres, more or less, hereinabove reserved and retained by the grantor, and over the present farm road which begins at John Butterworth's old gate and runs generally parallel to and with the said old farm road, but is separated therefrom by a ditch and is from twenty (20) to fifty (50) feet east thereof.
INCLUDED in above description, but expressly EXCLUDED, also, a 7.1 acres, more or less retained by Lavenia Wheeler, and more fully described by deed of record in Book 4168, page 298, Register's Office Davidson County, Tennessee.
INCLUDED in the above description, but expressly EXCLUDED is a small tract of land on the southern boundary of said property, and described as follows:
BEGINNING at a iron stake close to a spring and corner to the Barry property; thence North 47° West following a fence line 155 feet to a point; thence North 56° 45' East 153 feet to a point in a 60 foot lane; thence South 47° East 144 feet to a post; thence leaving said lane North 56° 45' East 153 feet, more or less to the point of beginning.
Being a portion of the same property conveyed to A. L. Stanley and wife, Dorothea A. Stanley, by deed from Robert R. Galbreath and wife, Mary Allen Galbreath as of record in Book 4255, page 560, Register's Office Davidson County, Tennessee.
Being the same property conveyed to Frank C. Davis, Jr. and wife, Grace K. Davis, by deed from A. L. Stanley and iwfe, Dorothea A. Stanley, of record in Book 4426, page 279, Register's Office, Davidson County, Tennessee. The said Grace K. Davis having since died, property now vests in Frank C. Davis, Jr. as surviving tenant by the entirety.

INCLUDED in the above description, but EXCLUDED and excepted from this conveyance is that portion of the property conveyed to Roy Leon Wheeler by deed from Frank C. Davis, Jr., of record in Book 6635, page 548, Register's Office, Davidson County, Tennessee, described as follows, to-wit:
DESCRIPTION CONTINUED

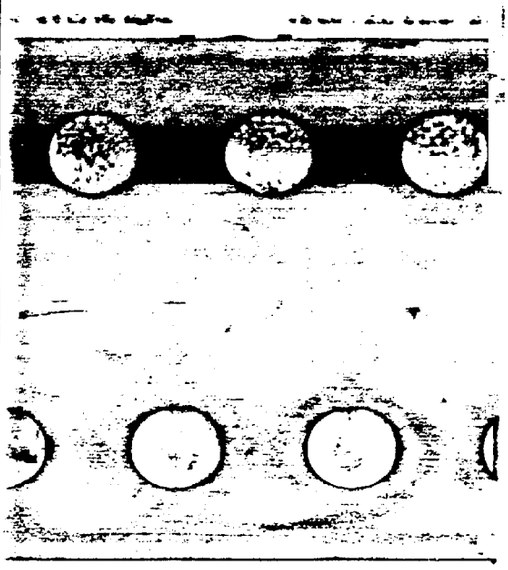
"EXHIBIT A" DESCRIPTION CONTINUED

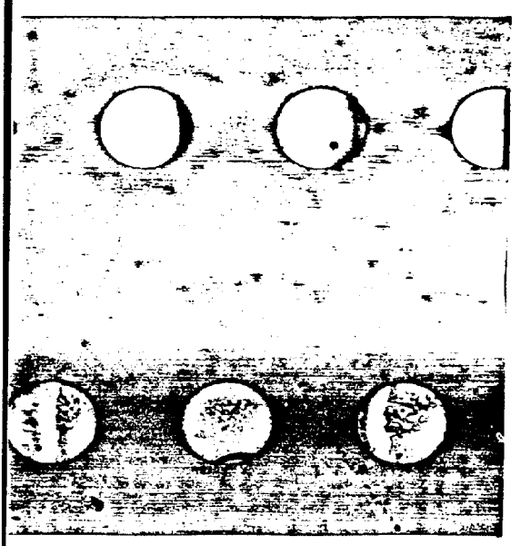
Being two tracts of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Robert H. Cummings, dated April 3, 1983.

TRACT NO. 1:
BEGINNING at a point in the southerly margin of Union Hill Road, said point being North 71° 04' 00" East 516.32 feet from the common corner of Frank C. Davis, Jr. and George T. Spencer property; thence leaving said point of beginning, North 71° 57' 00" East 300 feet to a point in said southerly margin of Union Hill Road; thence South 18° 03' 00" East 272.10 feet to a point; thence South 71° 57' 00" West 388.44 feet to a point; thence North 5° 48' 20" East 218.68 feet to the point of beginning, containing 1.58 acres, more or less.

TRACT NO. 2:
BEGINNING at a point, said point being the southeasterly corner of Tract No. 1 described above; thence South 18° 03' 00" East 72.10 feet to a point; North 77° 57' 00" East 306.18 feet; South 33° 40' 00" East 297.25 feet; South 21° 24' 40" West 304.03 feet; South 0° 40' 00" West 285.04 feet; North 65° 20' 40" West 538.36 feet; North 60° 35' 40" West 234.38 feet; North 61° 10' 40" West 79.17 feet; North 5° 48' 20" East 292.43 feet; thence North 71° 57' 00" East 388.44 feet to the point of beginning, containing 10.42 acres, more or less.

3668 10/06 0101 03CHECK 1415.50





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7956 PAGE 227

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 425000.00
CON TX 1402.50
PRFEE 1.00
WDEED 12.00
TOTAL 1415.50
CHECK 1415.50

10/06/88 01 11:07 0001 3668

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.22 8.0

IDENTIFICATION REFERENCE

OCT 6 11 05 AM '88

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 255861