This instrument prepared by: Robert A. Anderson
2021 Richard Jones Road, Suite 350
Nashville, Tennessee 37215

BOOK 8325 PAGE 325

WARRANTY DEED

New Owner:	Send Tax Bills To:	Map and Parcel:
T AND M PROPERTIES a Partnership 215 8th Ave. S. Nashville, TN 37204	T AND M PROPERTIES 215 8th Ave. S. Nashville, TN 37204	Map 133-6 Parcel No. 236

For and in consideration of the sum of Ten and 00/100-------

----------($10.00)----------DOLLARS,

and other good and valuable consideration, JAMES MARVIN HOPPER and MARIE H. VICK, a widow, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto the said T AND M PROPERTIES, a Partnership, hereinafter referred to as Grantee, its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 6th Civil District of Davidson County, Tennessee, being part of the John R. Ozier 121.9 acre tract and also being part of Tract "B" more particularly described according to a survey made by J. L. Murphy, Jr. and Company, dated November 2, 1965, as follows:

Beginning at a point in the westerly margin of Nolensville Road, 525 feet south from the southeast corner of the Cherokee Life Property, as of record in Book 3399, page 107, Register's Office for Davidson County, Tennessee; thence South 25 deg. 11' East along the westerly margin of Nolensville Pike a distance of 95 feet to a point; thence South 64 deg. 49' West a distance of 250 feet to a point; thence North 25 deg. 11' West a distance of 95 feet to a point; thence North 64 deg. 49' East a distance of 250 feet to the point of beginning, said tract of land containing 0.545 acres, more or less.

Included in the above description, but expressly excluded therefrom is that portion of the property conveyed to Randolph R. Sherling, Jr. and wife Elizabeth Sherling by deed from Marie H. Vick, a widow, and James Marvin Hopper of record in Book 4815, page 600, said Register's Office, describes as follows:

Land in the 6th Civil District of Davidson County, Tennessee, being part of Tract "B" of the John R. Ozier 121.9 acre tract shown on a survey made by James L. Murphy, Jr. and Company, dated November 2, 1965, said part of Tract "B" being further shown as Tract No. 2 on a survey dividing said part of Tract B into Tracts 1 and 2, by Southern Land Surveying Company, Inc., on March 21, 1974, described as follows:

Beginning at a point in the northerly line of the property conveyed to Henry L. King and Tobin E. Vick by deed from W. P. Sanford and wife of record in Book 3955, page 585, Register's Office for said County, said point being 150.18 feet westerly from the westerly right-of-way of Nolensville Pike; thence with said

northerly line of the property conveyed to King and Vick as aforesaid, South 64 deg. 49' West, 99.82 feet to a point; thence South 25 deg. 11' East, 95 feet to a point; thence with the southerly line of the property conveyed to King and Vick as aforesaid, North 64 deg. 49' East, 92.89 feet to a point; thence North 21 deg., 00' 36" West, 95.25 feet to the point of beginning.

Being part of the property conveyed to Henry L. King and Tobin E. Vick by deed from W. P. Sanford and wife Willie B. Sanford, of record in Book 3955, page 585; the one-half undivided interest of Henry L. King having been conveyed to James Marvin Hopper, by deed of record in Book 4031, page 24, both in the Register's Office for Davidson County, Tennessee; the said Tobin E. Vick having since died and his one-half undivided interest was devised to Marie H. Vick as devisee under the will of the said Tobin E. Vick, of record in Will Book 96, page 203, Probate Clerk's Office for said county.

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 Grantee 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said Grantee, its heirs and assigns against the lawful claims of all persons, whomsoever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value whichever is greater, for this transfer is $145,000.00.

Affiant

Affiant

Subscribed and sworn to before me, this the 4th day of April, 1991.

NOTARY PUBLIC

My Commission Expires: 1\23\93

This is improved property known as 3707 Nolensville Road.

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.

Anita Hopper, Wife of James Marvin Hopper, joins in this conveyance to convey any and all interest, if any, she may have in the property.

Witness my hand this 4th day of April, 1991.

James Marvin Hopper

Marie H. Vick

Anita Hopper

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Marvin Hopper, the 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 Nashville, Tennessee, this 4th day of April, 1991.

Notary Public

My Commission Expires: 1/23/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marie H. Vick, 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 4th day of April, 1991.

Notary Public

My Commission Expires: 1/23/93

36 04/05 0101 03CHECK 491.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anita Hopper, 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 4th day of April, 1991.

Robert G. Anderson
Notary Public

My Commission Expires: 1/23/93

IDENTIF. REFERENCE

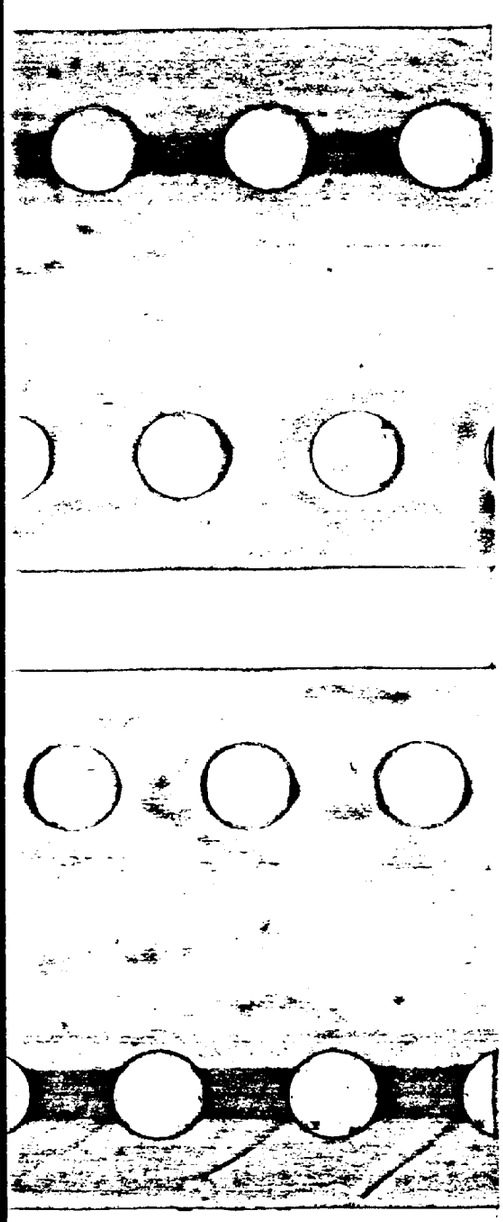
04681

APR 5 12 54 PM '91

FELIX [illegible]
DAVIDSON COUNTY TN.

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8325 PAGE 329

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 145000.00
CON TX 478.50
PRFEE 1.00
MTGTD 12.00
TOTAL 491.50
CHECK 491.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/05/91 01 12:53 0001 2536

04681

IDENTIF. REFERENCE

APR 5 12 54 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 410623