Bk 57

BOOK 9653 PG 477

This Instrument Prepared By:

Marshall L. Hix, Esquire
WYATT, TARRANT & COMBS
1500 Nashville City Center
511 Union Street
Nashville, Tennessee 37219

WARRANTY DEED

Address New Owner	**Send Tax Bills To:**	**Map & Parcel Nos.:**
Eugene E. Woolsey 515 Hillwood Boulevard Nashville, TN 37205	**Same**	**Map 103-9 Parcel 109**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, receipt of which is hereby acknowledged, Third National Bank in Nashville, as successor trustee under the Trust Agreement dated December 23, 1932, between Horace G. Hill and Nashville and American Trust Company, as amended by Supplemental Trust Agreement dated August 14, 1935, and other amendments, and Third National Bank in Nashville as trustee (being successor trustee to Nashville Trust Company) under Trust Agreement dated May 11, 1948, between May Elizabeth Caldwell Flintoff, trustor and Horace G. Hill, Jr., and Nashville Trust Company, co-trustees, as tenants in common in their respective undivided shares, ("Grantors"), have bargained and sold and do hereby transfer and convey unto Eugene E. Woolsey ("Grantee"), his heirs and assigns, a certain tract of land located in Davidson County, Tennessee and described as follows (the "Property"):

> Being a parcel of land in the 8th Civil District, Nashville, Davidson County, Tennessee, located on the southerly margin of Hillwood Boulevard, 225 ft. more or less westerly of the intersection of Hillwood Boulevard and Kendall Drive, and being more particularly described as follows:
>
> Beginning at a point on the southerly margin of Hillwood Boulevard 50 ft. northwesterly from the northwest corner of Lot 281 as shown on the recorded plan of Hillwood Estates, Section 16, of record in Book 3300, page 89, R.O.D.C.
>
> Thence, in a southwesterly direction and 50 ft. west of and parallel to the westerly line of said Lot 281, S 15° 54' W, 90 ft. more or less to a point,
>
> Thence, continuing in a southwesterly direction and 50 ft. west of and parallel to the westerly line of said Lot

281, S 2° 00' W, 530 ft. more or less to the beginning of a curve,

Thence, with said curve to the right having a radius of 150 ft. for a distance of 120 ft. more or less to the beginning of a curve,

Thence, with said curve to the right having a radius of 355 ft. for a distance of 250 ft. more or less to the beginning of a curve,

Thence, with said curve to the right having a radius of 275 ft. for a distance of 250 ft. more or less to the rear corner of Lots Nos. 269 and 270, as shown on the recorded plan of Hillwood Estates, Section 11, of record in Book 2663, page 38, R.O.D.C.

Thence, in a northwesterly direction with the rear line of said Lot 270, N 39° 30' W, 259.5 ft. to the rear corner of Lots Nos. 270 and 271 as shown on said plan,

Thence with the rear line of said Lot 271, N 21° 24' W, 148.8 ft. to the rear corner of Lots Nos. 271 and 277, as shown on said plan,

Thence with the rear line of said Lot 277, N 14° 00' E, 210 ft. to the rear corner of Lots Nos. 277 and 284,

Thence, with the rear line of said Lot 284, as shown on the recorded plan of Hillwood Estates, Section 16, of record in Book 3300, page 89, R.O.D.C., N 79° 50' E, 423.09 ft. to a point,

Thence, N 32° 33' E, 209.42 ft. to the southerly margin of Hillwood Boulevard,

Thence, with a curve to the left having a radius of 687.98 ft. for a distance of 200 ft. more or less, to the point of beginning,

Containing 9.7 acres more or less, according to a survey made by Barge, Waggoner and Sumner, Inc., dated September 17, 1969.

Being the same real property conveyed to Third National Bank in Nashville, as successor trustee under the Trust Agreement dated December 23, 1932, between Horace G. Hill and Nashville and American Trust Company, as amended by Supplemental Trust Agreement dated August 14, 1935, and other amendments, and to Horace G. Hill, Jr. and Third National Bank in Nashville as co-trustees (the latter being successor trustee to Nashville Trust Company) under Trust Agreement dated May 11, 1948, between May Elizabeth Caldwell Flintoff, trustor and Horace G. Hill, Jr., and Nashville Trust Company, co-trustees, and May Elizabeth Caldwell Flintoff, individually, as tenants in common in their respective undivided shares, or proportions, by Warranty Deed from May Elizabeth Caldwell Flintoff and husband, Harold R. Flintoff, of record in Book 4475, page 677, Register's Office for Davidson County, Tennessee and further conveyed to Third National Bank in Nashville, Successor Trustee under the Trust Agreement dated December 23, 1932, between Horace G. Hill and Nashville and American Trust Company, as amended by Supplemental Trust Agreement dated August 14, 1935, and other amendments, by Quitclaim Deed from May Elizabeth Caldwell Brown of record in Book 9626, page 853, Register's Office for Davidson County.

This is improved property known as 515 Hillwood Boulevard,

Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the Property, together with all the appurtenances and hereditaments thereunto belonging or in anywise appertaining, to the said Grantee, his heirs and assigns, forever.

AND Grantors do hereby covenant with Grantee that they are lawfully seized and possessed of the Property in fee simple; that they have good right to sell and convey the same; and that the same is unencumbered, except for 1995 real estate taxes which have been prorated and Grantee agrees to assume.

AND Grantors do further covenant and bind themselves, their successors and assigns, to warrant and forever defend the title to the Property against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this instrument executed effective as of this 24th day of April, 1995.

THIRD NATIONAL BANK IN NASHVILLE, AS SUCCESSOR TRUSTEE UNDER THE TRUST AGREEMENT DATED DECEMBER 23, 1932, BETWEEN HORACE G. HILL AND AMERICAN TRUST COMPANY, AS AMENDED BY SUPPLEMENTAL TRUST AGREEMENT DATED AUGUST 14, 1935, AND OTHER AMENDMENTS

By: _____
William L. Fuson

Title: Vice President and Trust Real Estate Officer

THIRD NATIONAL BANK IN NASHVILLE AS TRUSTEE (BEING SUCCESSOR TRUSTEE TO NASHVILLE TRUST COMPANY) UNDER TRUST AGREEMENT DATED MAY 11, 1948, BETWEEN MAY ELIZABETH CALDWELL FLINTOFF, TRUSTOR AND HORACE G. HILL, JR. AND NASHVILLE TRUST COMPANY CO-TRUSTEES

By: _____
William L. Fuson

Title: Vice President and Trust Real Estate Officer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $1,000,000.

Eugene E Woolsey
AFFIANT

Subscribed and sworn to before me, this 19th day of April, 1995.

Gail Smith Sadford
NOTARY PUBLIC

My Commission Expires:
March 22, 1997

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Marshall L. Hix, a Notary Public of the state and county aforesaid, personally appeared William L. Fuson, 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 Vice President and Trust Real Estate Officer of Third National Bank in Nashville, as successor trustee under the Trust Agreement dated December 23, 1932, between Horace G.Hill and Nashville and American Trust Company, as amended by Supplemental Trust Agreement dated August 14, 1935, and other amendments, the within named bargainor, a national banking association, and that he as such Vice President and Trust Real Estate Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as Vice President and Trust Real Estate Officer.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 20th day of April, 1995.

Marshall L. Hix
NOTARY PUBLIC

My Commission Expires:

January 25, 1997

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Marshall L. Hix, a Notary Public of the state and county aforesaid, personally appeared William L. Fuson, 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 Vice President and Trust Real Estate Officer of Third National Bank in Nashville as trustee (being successor trustee to Nashville Trust Company) under Trust Agreement dated May 11, 1948, between May Elizabeth Caldwell Flintoff, trustor and Horace G. Hill, Jr., and Nashville Trust Company, co-trustees, the within named bargainor, a national banking association, and that he as such Vice President and Trust Real Estate Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as Vice President and Trust Real Estate Officer.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 20th day of April, 1995.

Marshall L. Hix
NOTARY PUBLIC

My Commission Expires:

January 25, 1997

MARSHALL L. HIX NOTARY PUBLIC AT LARGE STATE OF TN

95 APR 25 AM 9:07
REGISTER
DAVIDSON CO. TN.

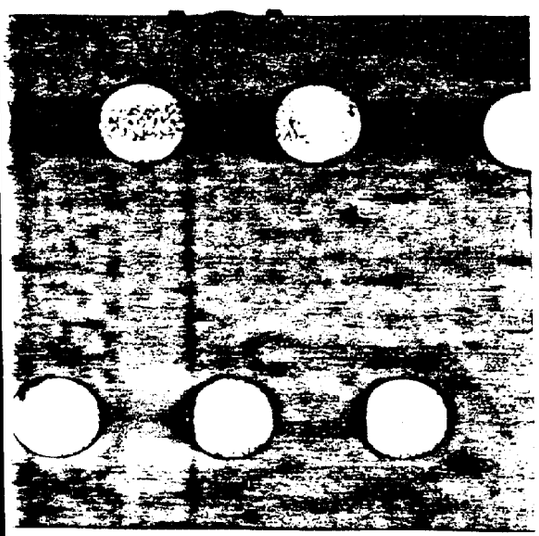
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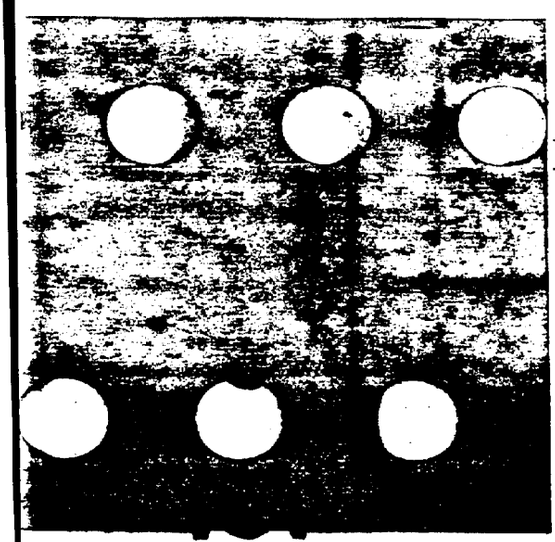
51,492
IDENTIFICATION REFERENCE

1107 04/25 0101 03CHECK 3721.00

H:\HIX\HILLWOOD\TNB.WD

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





RECEIVED OF _____

FOR _____

BOOK 9653 PG 482

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
1000000.00
CON TX 3700.00
PRFEE 1.00
WDEED 20.00
TOTAL 3721.00
CHECK 3721.00
04/25/95 01 09:07 0001 4107

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54492
IDENTIFICATION REFERENCE

95 APR 25 AM 9:07
FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 903557