STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10434 PG 715

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Arthur T. Hunt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF APRIL, 1997.

Lisa A. Cohen
Notary Public

MY COMMISSION EXPIRES: November 27, 1999

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ARTHUR TAYLOR HUNT, JR. ET UX	SAME	91-2-287 TRACT 1
(NAME) **5507,5509,5511, CENTENNIAL BLVD**	(NAME) 6760 PENNYWELL DRIVE	91-2-286 TRACT 2
(ADDRESS) **NASHVILLE, TENNESSEE 37209**	(ADDRESS) NASHVILLE, TENNESSEE 37205	91-2-285 TRACT 3
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

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, WE, **WALTER ESTES AND WIFE, SARA JOYCE ESTES, (AS TO TRACT 1 AND 2, AND WALTER ESTES AS TO TRACT 3)** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ARTHUR TAYLOR HUNT, JR. AND WIFE, DOROTHY G. HUNT** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

5142 04/30 0101 03CHECK 568.00

SEE ATTACHED EXHIBIT "A" FOR COMPLETE LEGAL DESCRIPTION

97 APR 30 PM 12:17
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0299503

unimproved ( )
This is improved(X) property, known as 5507,5509,5511 Centennial Blvd., Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BOOK 10434 PG 716

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 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, 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 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 our hand(s) this 29th day of April, 1997.

Walter Estes

Walter Estes

Sara Joyce Estes

Sara Joyce Estes

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, LEE A. COHEN, a Notary Public in and for said County and State, the within named Walter Estes and wife, Sara Joyce Estes, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville , Tennessee this 29th day of April, 1997

Commission expires:November 27, 1999

Lee A. Cohen

LEE A. COHEN Notary Public

NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

BOOK 10434 PG 717

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

TRACT 1. Map & Parcel #91-2-287, 5507 Centennial Blvd., Nashville, TN 37209

Being the eastern part of the triangle of Block "H" on the plan of No. 2, West Nashville as of record in Book 57, page 172, of the Register's Office for Davidson County, Tennessee.

Beginning at a point on the southern margin of Centennial Blvd., which is the northeast corner of property conveyed by Peoples Realty Company, Inc. to George Griggs, by deed of record in Book 2024, page 340, of the Register's Office of said county, which point is about south 52 deg. 39 min. east 109.8 feet from the eastern margin of 56th Avenue North; thence from said point south and following the line of George Griggs line to the northern margin of a 25 foot alley in the rear, at a point in said alley, which is the southeast corner of said George Grigg's property; thence east along said northern margin of said alley to the point of intersection of said alley and the southern margin of Centennial Blvd. which is about 50 feet, more or less, east of the said George Griggs southeast corner; thence from the point of said intersection northwest along the southern margin of Centennial Blvd. to the northeast corner of said Grigg's property, the point of beginning. Said property conveyed herein forms a triangular shape.

TRACT 2. Map & Parcel #91-2-286, 5509 Centennial Blvd., Nashville, TN 37209

Being a part of Block "H" on Plan No. 2 West Nashville, as of record in Book 57, page 172, Register's Office for Davidson County, Tennessee.

Beginning at a point on the southerly margin of Centennial Blvd., said beginning point being 52 deg. 29 min. east 69.8 feet from the east margin of 56th Avenue North; thence with south margin of Centennial Blvd., south 52 deg. 29 min. east 39 feet; thence south 38 deg. 18 min. west 43.5 feet; thence south 02 deg. 15 min. east 17 feet, more or less, to the north margin of a 25 foot alley; thence with north margin of said alley, north 89 deg. 41 min. west 28 feet, more or less, thence north 02 deg. 15 min. west 43.6 feet; thence north 38 deg. 18 min. east 43.5 feet to the beginning.

(Tract 1 & 2) Being the same property conveyed to Walter Estes and wife, Sara Joyce Estes by deed from Max Komisar and Louis Komisar, Co-Trustees of record in Book 5578, page 8, said Register's Office.

TRACT 3. Map & Parcel # 91-2-285, 5511 Centennial Blvd., Nashville, TN 37209

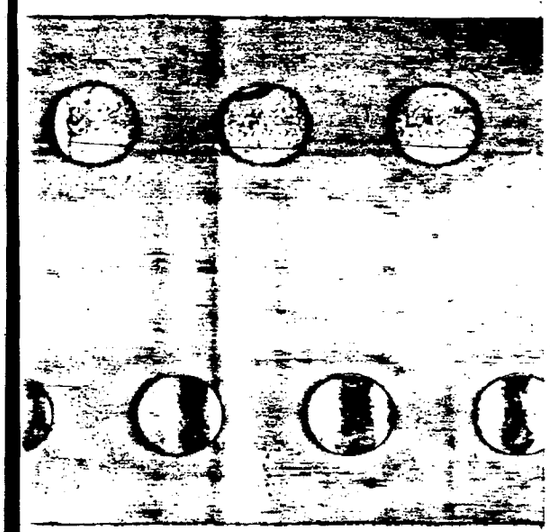
Land in Davidson County, being the east part of a triangle of part of Block "H" in Plan No. 2, West Nashville, as of record in Book 57, page 172, Register's Office for Davidson County, Tennesseee, described as follows:

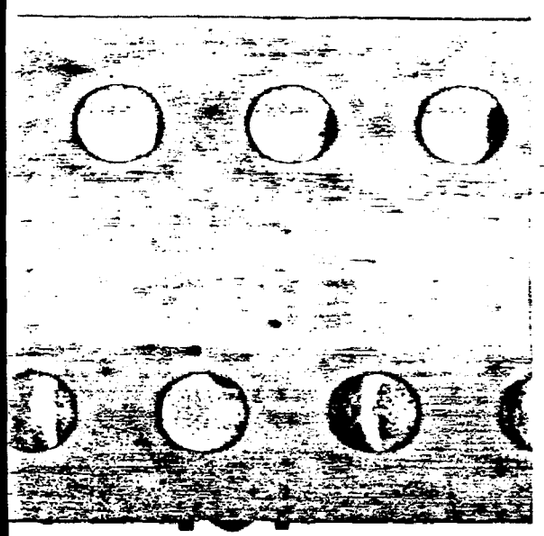
Beginning at a point in the easterly margin of 15th Street, now 56th Avenue North, and Centennial Blvd.; running thence southwardly along said easterly margin of 15th Street, now 56th Avenue North, 120 feet, more or less, to the northerly margin of an alley; thence easterly along the northerly margin of said alley 30.8 feet, more or less, to a point on the northerly margin of said alley; thence north 2 deg 15' west, 43.6 feet to a point; thence north 38 deg. 18' east, 43.5 feet to a point on the southerly margin of Centennial Blvd.; thence northwardly along the southerly margin of said Centennial Blvd. 69.8 feet to the point of beginning.

Being the same property conveyed to Walter Estes by deed from Leon Brandon and wife, Roberta Griffin Brandon of record in Book 2401, page 331, said Register's Office.

Sara Joyce Estes joins in this conveyance to convey any right, title and interest she may have in said property by virtue of her marriage to Walter Estes.

All tracts are the same descriptions as the prior deeds.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10434 PG 718

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 150000.00
CON TX 555.00
PRFEE 1.00
WDEED 12.00
TOTAL 568.00
CHECK 568.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/30/97 01 12:21 0001 5142

0299503
IDENTIF. ↑ REFERENCE

97 APR 30 PM 12:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1145236