BOOK 10447 PG 491

55

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 195,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April 19 97

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

DONALD R. BARRETT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pars Corporation (NAME)	same (NAME)	MAP 106-16
1044 Murfreesboro Road (ADDRESS)	(ADDRESS)	PARCEL 53
Nashville, TN 37217 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, 1044 Murfreesboro, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pars Corporation

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 Lot No. 10 as shown on the Plan of Glenview Commercial Development, being a Resubdivision of Lots No. 1, 2, 4, 5, and 6, and parts of Lots No. 3, 8, and 9, Subd. H.W. William's Lands, Book 547, page 6 and 63 of record in Book 3700, page 152, Register's Office of Davidson County, Tennessee.

Said Lot No. 10 fronts 21.7 feet on the northeasterly side of Murfreesboro Pike, and 166.7 feet on the southeasterly side of Philfre Court, and measures 34.8 feet around the curve at the easterly or southeasterly corner of the intersection of Murfreesboro Pike and Philfre Court; measures 50.0 feet along its northeasterly line and 190 feet along its southeasterly line.

Being the same property conveyed to 1044 Murfreesboro, Inc., a Tennessee corporation, by deed from Richard L. Kimsey by instrument of record in Book 9486, page 502, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:
Taxes for the year 1997 and subsequent years, a lien, but not yet due and payable.

Plan of record in Book 3700, page 152, said Register's Office, shows an

CONTINUED

This is unimproved ( ) improved (X) property, known as 1044 Murfreesboro Road, Nashville, TN 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, 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 my hand this 30th day of April 19 97

1044 Murfreesboro, Inc.
By: Richard Kimsey
Richard Kimsey

FILED FOR RECORD AND RECORDED
DAVIDSON COUNTY, TN.
97 MAY -8 AM 10:12
REGISTER

0302843

IDENTIFICATION REFERENCE

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Richard Kimsey and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the _____ and _____ respectively of the 1044 Murfreesboro, Inc. the within named bargainor, and corporation, and that he as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Richard Kimsey as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Franklin, Tennessee this 30th day of April 19 97 .

My commission expires 11-30-97

_____
Notary Public

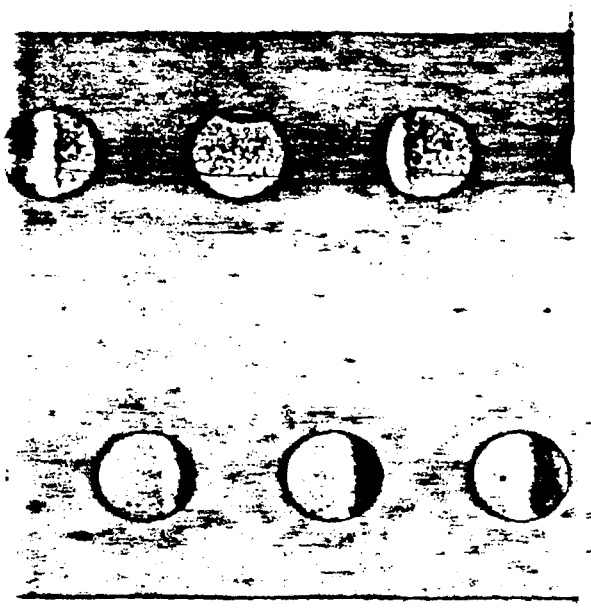
DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

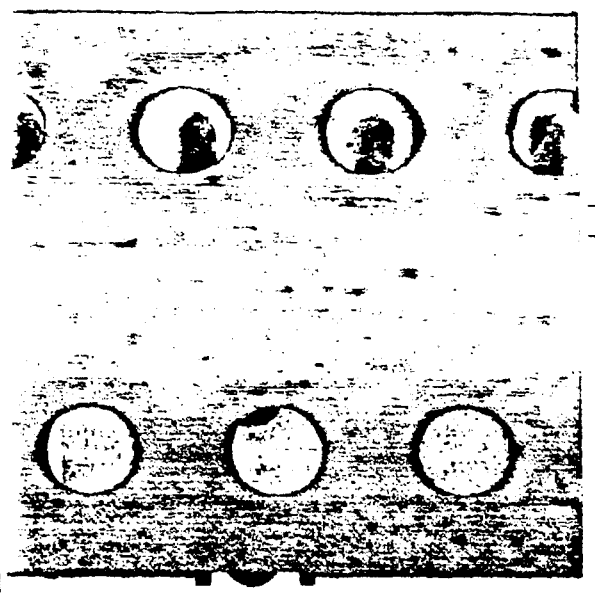
LEGAL DESCRIPTION CONTINUATION

Owner's Certificate, certain notes, easements and setback lines.

Lease Agreement as of record in Book 8546, page 1, Register's Office for Davidson County, Tennessee.

8737 05/08 0101 03CHECK 734.50





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

RECEIVED OF _____

FOR _____

BOOK 10447 PG 494

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	
				195000.00
			CON TX	721.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	734.50
			CHECK	734.50
05/08/97	01		10:13 0001	8737

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0302843
IDENTIF. ↑ REFERENCE

97 MAY -8 AM 10: 13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1148792