14-A

WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 637,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF September 19 99

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PATRICK J. HIGDON	NEW OWNER	MAP 104-8
(NAME)	(NAME)	
2215 30th Avenue South		PARCEL 419.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212-4708		22W-22779
(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, WINDSWEPT PACIFIC ENTERTAINMENT CO., a California corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK J. HIGDON AND WIFE, SUE H. HIGDON

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. 2 of Revision One of the Phase I & II Subdivision Plat of the Blakemore Associates, P.U.D. of record in Plat Book 8250, page 198, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Windswept Pacific Entertainment Co. by Deed from Roy Conway Flowers, an unmarried man, of record in Book 9528, Page 559, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 8908, Page 632, and Book 10737, page 558, said Register's Office; Drainage easement in Book 8250, page 198; Easements and Restrictions contained in Metro Council Bill Nos. 089-668, 089-1049, and 090-1117; Zoning Restrictions in Metro Ordinance No. 089-669 and 089-670; and easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved (X)
This is improved ( ) property, known as 2000 Wedgewood Avenue, Nashville, TN 37212
(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 21st day of September 19 99

WINDSWEPT PACIFIC ENTERTAINMENT CO.

By:
Evan Medow, President

09/27/99 0101 03CHECK 2369.75

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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Evan Medow and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the WINDSWEPT PACIFIC ENTERTAINMENT CO. the within named bargainor, and corporation, and that he as such President 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 Evan Medow as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 21st day of September 1999.

My commission expires May 27, 2001

_____
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

0639508

RECEIVED FOR REFERENCE

99 SEP 27 AM 9:10

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11675 PAGE 631

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0639508

AGENT'S REFERENCE

99 SEP 27 AM 9:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

MAMT
637500.00
ERR CO
MAMT
637500.00-
CAMT
637500.00
CON TX 2358.75
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 2369.75
CHECK 2369.75

09/27/99 01 09:13 0001 2352

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1520278