NAME AND ADDRESS OF NEW OWNER:
Nashville Investment Company
832 Clematis Drive
Nashville, Tennessee 37205

THIS INSTRUMENT PREPARED BY:
George H. White, P.C.
Attorney at Law
107 West College Street
Murfreesboro, Tennessee 37130

SEND TAX NOTICES TO:
Owner

Map No. 119-10
Parcel 91

Instr:200003290031468 Page: 1 OF 3
REC'D FOR REC 03/29/2000 11:14:21AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $388.50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **John E. Elder, III and wife, Mary K. Elder**, have this day bargained and sold and do hereby transfer and convey unto **Nashville Investment Company, a Tennessee general partnership composed of Carl Ward, Tim Overton and Ronnie Rogers**, its successors and assigns, forever, that certain parcel of real estate situated and located in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

Being Lot No. 72 on the Plan of Hidden Acres Subdivision, as of record in Book 1130, page 89, R.O.D.C., Tennessee, and described as follows:

Beginning at a point in the westerly margin of Hartford Drive, being the northeasterly corner of the within described lot and the southeasterly corner of Lot 71; thence along the margin of Hartford Drive in a generally southerly direction 44.5 feet to a point; thence continuing along the westerly margin of Hartford Drive in a generally southerly direction 78.0 feet to a point; thence around a curve to the right, said curve having a radius of 20.0 feet or a distance of 31.4 feet to a point; thence along the northerly margin of Thompson Lane 121.2 feet to a point, said point being the southwesterly corner of the within described lot and the southeasterly margin of Lot 73; thence leaving the northerly margin of Thompson Lane and running in a generally northerly direction 166.7 feet to a point; thence running in a generally easterly direction 163.8 feet to the point of beginning.

INCLUDED in the above description buy specifically EXCLUDED therefrom is the following described property:

Being a 10 foot strip along the westerly side of Lot 72 on the Plan of Hidden Acres Subdivision, of record in Book 1130, page 89, Register's Office for Davidson County, Tennessee, described according to a survey made October 7, 1959 by T. R. Sandford, Surveyor as follows:

Beginning in a northerly margin of Thompson Lane, being the southwesterly corner of Lot 72 (being also the southeasterly corner of Lot No. 73 on said Plan), and running thence northwardly along the common line between Lots 72 and 73, 166.7 feet to an iron pin at the southwesterly corner of Lot 71 on said Plan; thence easterly

ten feet, more or less, along the southerly line of Lot No. 7 to the intersection of the broken line showing a 10-foot utility easement on Lot No. 72; thence southwardly along said broken line, parallel to and ten feet distance from the easterly line of Lot No. 73, 165 feet, more or less, to the northerly margin of Thompson Lane; thence westwardly, along the northerly margin of Thompson Lane, ten feet more or less, to the beginning.

This conveyance is subject to all restrictions, conditions, easements, covenants and reservations of record; to the minimum building setback lines, public utility and drainage easements, and all other matters shown on the aforesaid subdivision plat; and to the zoning regulations of the appropriate governmental body.

Being the same property conveyed to John E. Elder, III by deed from John E. Elder, Jr. and wife, Marie Elder of record in Book 6601, page 204, Register's Office for Davidson County, Tennessee.

This property has an address of 2825 Hartford Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate together with all of the appurtenances, estate and title thereunto belonging unto the said grantee, its successors and assigns, forever.

The undersigned covenant with the said grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same, and that it is unencumbered except as setforth above and by lien of the 2000 real property taxes, which taxes are being prorated between the parties herein, with the grantee to pay said taxes when due.

The undersigned further covenant and bind themselves, their heirs and assigns, to forever warrant and defend the title to the said real estate unto the said grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND on this 24th day of March, 2000.

John E. Elder, III

Mary K. Elder

STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

On this the 24th day of March, 2000, before me personally appeared John E. Elder, III and wife, Mary K. Elder, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing Warranty Deed, and acknowledged that they executed the same as their free act and deed.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, on the 24th day of March, 2000.

Notary Public

My commission expires: 3/25/02

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $105000, which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me on this 24th day of March, 2000.

Notary Public

My commission expires: 3/25/02.

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