Davidson County DEEDWARR
Recvd: 10/25/01 10:09 3pgs
Fees:18.00 Taxes:555.00



20011025-0116754

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MSP)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Don Hobson c/o Hobson Food Service, Inc. 1808 4th Avenue South Nashville, TN 37210	Don Hobson c/o Hobson Food Service, Inc. 1808 4th Avenue South Nashville, TN 37210	82-15-10

FOR AND IN CONSIDERATION OF the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, OTIS McDANIEL, a widower ("Grantor") has bargained and sold, and hereby transfers and conveys, to DON HOBSON and his heirs and assigns ("Grantee"), certain real property in Davidson County, Tennessee, more particularly described as follows:

BEING the east 40 feet of Lot No. 64 and the west 10 feet of Lot No. 63 in Shelby's First Edition to Edgefield, now east Nashville, a plan of which is of record in Book 12, Page 524 Register's Office of Davidson County, Tennessee. Said east part of Lot No. 64 and the west part of Lot No. 63 together front 50 feet on the south side of Sycamore, now Howerton Avenue (Howerton Street), and run back between parallel lines 210 feet.

BEING THE SAME property conveyed to Grantor and Grantor's wife, Joyce M. McDaniel (now deceased), by deed from Pamela S. Stevens and Sheryn Smith Ewing, of record Book 7187, Page 77, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said property, together with the appurtenances, hereditaments, estate, title and interest thereto belonging, to Grantee, forever.

This is improved property known as 202 Howerton Street, Nashville, Tennessee 37210.

Grantor covenants that, subject to the matters set forth on Exhibit A, Grantor is lawfully seized and possessed of said property in fee simple, has good right to convey it and that it is unencumbered. Grantor further covenants and binds himself and his heirs and representatives to warrant and defend to Grantee forever the title to said property against the lawful claims of all persons whomsoever except claims arising out of the matters set forth on Exhibit A.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument as of the ____ day of October, 2001.

OTIS McDANIEL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, Otis McDaniel, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 24th day of October, 2001.

Notary Public

My Commission Expires:
May 26, 2002

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value (whichever is greater) for this transfer is $150,000.00.

Affiant

Sworn to and subscribed before me this 24th day of October, 2001.

Notary Public

My Commission Expires:
May 26, 2002

Exhibit A

1. All matters shown on Plat recorded in Book 12, Page 524, Register's Office of Davidson County, Tennessee.