318
D.S

Please return recorded deed to:
Peter H. Curry
Dinsmore & Shohl, LLP
Bank of America Plaza, Suite 1100
414 Union Street
Nashville, Tennessee 37219

PICK-UP

WARRANTY DEED

This instrument prepared by: Bass & Bass, Attorneys, Carthage, TN

Name and Address of New Owner: Mr. David G. Patterson
210 Deer Park Dr.
Nashville, TN 37205

Davidson County DEEDWARR
Recvd: 11/26/03 14:18 4pgs
Fees:23.00 Taxes:1221.00
20031126-0172056

****

State of Tennessee)
)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $330,000.00.

Affiant

Sworn to and subscribed before me, the 25th day of November, 2003.

Notary Public

My Commission Expires: 1-27-07

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Send Tax Notices to: Mr. David G. Patterson
210 Deer Park Dr.
Nashville, TN 37205

Map & Parcel: 96-13-185

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FOR AND IN CONSIDERATION of the sum of THREE HUNDRED THIRTY THOUSAND and NO/100 DOLLARS ($330,000.00), cash in hand paid, the receipt of which is hereby acknowledged, MASON-GRAVLEE ENTERPRISES, INC. and WILLLIAM G. WEST and wife, EDNA C. WEST, hereinafter known as GRANTORS, have bargained and sold, and by these presents do transfer and convey unto DAVID G. PATTERSON, JR., his heirs and assigns, the following described tract or parcel of land located in the Fifteenth (15th) Councilmanic District of

Metropolitan Nashville, Davidson County, Tennessee, being all of Lot 1 as shown on the Plan of Parrish Commercial Park, Section II of record in Book 5190, Page 13, Register's Office for Davidson County, (R.O.D.C.) Tennessee, and being more particularly described as follows:

BEGINNING at an iron pin (old) on the westerly right-of-way margin of Donelson Pike, an 80-foot right-of-way; said pin being situated southerly, 266.55 feet, more or less, from the southerly end of the southwest return curve at the intersection of Donelson Pike and Old Elm Hill Pike as measured along the westerly right-of-way margin of said Donelson Pike, said pin also being the southeast property corner of Shamrock Enterprises, Inc. of record in Deed Book 5188, Page 11, R.O.D.C., Tennessee; thence with the westerly right-of-way margin of Donelson Pike South 03 degrees 09 minutes 33 seconds East 102.40 feet to an iron pin (new); said pin being the northeast property corner of FFCA/IIP 1985 Property Company of record in Deed Book 6963, Page 359, R.O.D.C., Tennessee; thence leaving said right-of-way margin with the northerly line of said FFCA/IIP Property South 87 degrees 25 minutes 04 seconds West 150.00 feet to an iron pin (old); said pin being the common property corner between said FFCA/IIP Property and William Jefferies Mann Property of record in Deed Book 8552, Page 378, R.O.D.C., Tennessee; thence with the North line of the Mann Property South 88 degrees 43 minutes 20 seconds West 50.40 feet to an iron pin (old); said pin being a southeast property corner of C.K. Hiranya Gowda, M.D. Property of record in Deed Book 6498, Page 939, R.O.D.C., Tennessee; thence with the East line of said Gowda Property North 03 degrees 01 minutes 47 seconds West 98.97 feet to an iron pin (old); thence with a southerly line of said Gowda property and said Shamrock Enterprises, Inc. property North 86 degrees 46 minutes 00 seconds East 200.16 feet to the point of **BEGINNING**, containing 20,250 square feet or 0.465 acres, more or less, according to a survey by Paul C. Sauve, Ragan-Smith Associates, dated May 18, 1998, as calculated by the above courses and distances which were determined within the precision requirements of an ALTA/ACSM "Urban" Land Title Survey of 1992.

BEING the same property vested in Mason-Gravlee Enterprises, Inc. and William G. West and wife, Edna C. West, by deed from Norton Co., an Oklahoma General Partnership, of record in Book 10964, Page 501, Register's Office for Davidson County, Tennessee.

Possession _____
2003 property taxes _____
Map & Parcel: 96-13-185;

This is improved commercial property located at 510 Donelson Pike, Nashville, Tennessee.

This property is subject to such facts as shown on the plan of record in Book 5190, Page 13, R.O.D.C.T. and to an easement for sanitary sewer and/or storm drainage in favor of Metro Government of Nashville and Davidson County, Tennessee of record in Book 5139, Page 90, R.O.D.C.T.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said DAVID G. PATTERSON, JR., his heirs and assigns, forever. GRANTORS covenant that they are lawfully seized and possessed of said land in fee simple; have a good and lawful right to sell and convey it, and same is unencumbered, except for as stated above.

GRANTORS FURTHER COVENANT and bind their successors and assigns, to warrant and forever defend the title to the said tract or parcel of land to the said DAVID G. PATTERSON, JR., his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS on this the 21st day of November, 2003.

Mason-Gravlee Enterprises, Inc.

By: _____

GARY JARRARD, President

_____

WILLIAM G. WEST

_____

EDNA C. WEST

ACKNOWLEDGMENTS

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named Gary Jarrard, with whom I am personally acquainted, and who acknowledged that he is the President of Mason-Gravlee Enterprises, Inc, on of the within named bargainors, and that he as such President, and being vested with the authority to so do, executed the foregoing instrument for the purposes therein contained

WITNESS MY HAND and official seal at Offices, OKLAHOMA County, Oklahoma, on this the 21st day of November, 2003.

Ruth A. Taylor
NOTARY PUBLIC

My Commission expires: 10/10/05

STATE OF OKLAHOMA
COUNTY OF OKLAHOMA

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named WILLIAM G. WEST and EDNA C. WEST, two of the bargainors, with whom I am personally acquainted or proven to me on the basis of satisfactory evidence and who, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Offices, OKLAHOMA County Oklahoma, this the 21st day of November, 2003.

Ruth A. Taylor
Notary Public

My Commission Expires: 10/10/06