THIS INSTRUMENT PREPARED BY:

DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

BOOK 4252 PAGE 174

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Madison Mill, Inc. (NAME)	same (NAME)	MAP 91
903 Gallatin Road, N. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR 32
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	B

For and in Consideration of the sum of $10.00----------

----------TEN AND NO/100----------*DOLLARS*

Cash paid by Madison Mill, Inc., and other good and valuable considerations, the receipt of which is hereby acknowledged.

Ralston Purina Company has

.....*have bargained and sold, and by these presents do transfer and convey unto*

the said Madison Mill, Inc.

its successors ~~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 a part of a tract of land in Plan No. 2, West Nashville, which plan is of record in Book No. 57, page 172, of the Register's Office for Davidson County, Tennessee, described according to survey and Plat made August 5, 1908, by W. H. Lyle; said plat is of record in Book No. 332, page 14, of said Register's Office, as follows:

Beginning at a stake in the right-of-way of the main line of the West Nashville branch of the N. C. & St. L. Railway, being the northeast corner of what is known as the depot lot; thence with said right-of-way S. 51 degrees east, 775 feet to a stake 15 feet from a spur tract of said railway; thence S. 17-3/4 degrees east, 48 feet to a stake; thence No. 81-1/2 degrees west 81 feet; thence N. 87 degrees west 97 feet to a stake; thence N. 51 degrees west 668 feet to a stake in the southeasterly line of the White Trunk & Bag Company's land; thence with said company's line and the line of said depot lot line, N. 39 degrees west 125 feet to the beginning point.

Being the same real property conveyed to Ralston Purina Company by deed from William H. Danforth and wife, Adda B. Danforth, and recorded in book 700, page 83, and by Quit Claim Deed from William H. Danforth to Ralston Purina, of record in book 1303, page 405, Register's Office for Davidson County, Tennessee.

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $22,700.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 17 day of July 1968

Barbara Ferguson
NOTARY PUBLIC

My Commission Expires 10-24-70

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This is { unimproved / improved } property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Madison Mill, Inc. its successors ~~heirs~~ *and assigns, forever.*

And it does ~~do~~ *covenant with the said* Madison Mill, Inc. *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Ralston Purina Company does ~~do~~ *further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Madison Mill, Inc., its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness its *hand this* 12th *day of* July, *1968, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

RALSTON PURINA COMPANY
By: W. E. Steed ADO

ATTEST:

Assistant Secretary

RALSTON PURINA COMPANY
By:

Vice President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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, 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.....

....., Notary Public.

Commission Expires.....

STATE OF MISSOURI
CITY OF ST. LOUIS ~~County~~

Before me, Jane C. Richardson, a Notary Public within and for the State and ~~County~~ City aforesaid, personally appeared Donald Danforth Jr. and J. A. Fraser, with whom I am personally acquainted and who upon {~~his~~ their several oaths} acknowledged {~~himself~~ themselves} to be the Vice President and Assistant Secretary respectively of the Ralston Purina Company the within named bargainor, a corporation, and that {~~he~~ they} as such Vice President and Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Donald Danforth Jr. as such Vice President and attesting the same by the said J. A. Fraser as such Assistant Secretary

WITNESS my hand and official seal at office at City of St. Louis, Mo. on this the 16th day of July, 19 68

My commission expires March 19, 1972 — Jane C Richardson Notary Public

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Barbara Ferguson *, a Notary Public of the State and County aforesaid, personally appeared* M. E. Staed *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Area Director of Administrations *of the* Ralston Purina Company *, the within named bargainor, a ~~corporation~~ company, and that* he *as such* Area Director of Administrations *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ company by* him *self as* Area Director of Administrations

Witness my hand and seal, at office in Nashville, Tennessee *, this* 12th *day of* July *, 19* 68

Barbara Ferguson
Notary Public

Commission Expires 10/24/70

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WARRANTY DEED

FROM

Ralston Purina Company

TO

Madison Mill, Inc.

A 05656

IDENTIF. REFERENCE

JUL 10 12 31 PM '68

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

FILE: Dobson & Johnson, Inc.

JUL 18 CONV 22,700.00
JUL 18 STAX * 65.52
JUL 18 RECD ** 6.00
JUL 18 ** 50
** 59.02