This Deed Prepared by:

Oliver E. Seikel, Esq.
1050 Union Commerce Building
Cleveland, Ohio 44115

Mail tax statements to:

Dixie Bearings, Incorporated
P. O. Box 6925
Cleveland, Ohio 44101

MAP 106-9
P/O PAR 40
TF

BOOK 4386 PAGE 846

CORPORATE WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That REED'S DISTRIBUTING CO., INC., a corporation, the GRANTOR, for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, received to its full satisfaction of DIXIE BEARINGS, INCORPORATED, a corporation, the GRANTEE, whose TAX MAILING ADDRESS will be P. O. Box 6925, Cleveland, Ohio 44101, has bargained and sold, and by these presents does transfer and convey unto the said GRANTEE, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Map-Parcel Numbers: 6DA-4010

Being Lot No. 3, on the Plan of the Resubdivision of Lot No. 6 on the Plan of McIntyre, as of record in Book 3500, Page 59, as corrected by Surveyor's Certificate of Correction, by Parrish-Ragan, Inc., as of record in Book 4378, Page 739, said Register's Office, and said Lot No. 3 being described as follows: BEGINNING at a concrete monument in the easterly right of way of the L. & N. Railroad; at the northwest corner of Lot No. 5, McIntyre Industrial Subdivision, in Book 2900, Page 129; thence with the right of way of the L. & N. Railroad, northerly 99.2 feet to a concrete monument in the southerly margin of Polk Avenue; thence with the margin of the same, around a curve having a radius of 924.93 feet, 216.86 feet to the corner of Lots 2 and 3; thence with the line between said lots, South 41° 48' East 69.6 feet to a monument, a corner of Lots 1,2 and 3; thence along the line between Lots 1 and 3, South 12° 26' East 163.7 feet to a monument in the northerly line of Lot No. 5 above mentioned; thence with the line between said Lot No. 3 and Lot 5, South 77° 09'West 183.29 feet to the point of beginning. Being part of the property conveyed to Reed's Distributing Co., Inc., by deed from Enos Reed and wife, as of record in Book 3704, Page 260, said Register's Office.

This is unimproved property, known as Polk Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever. And it does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 9th day of December, 1969.

REED'S DISTRIBUTING CO., INC.

By: Enos Reed
Enos Reed, President

Attest: Dean Reed
Dean Reed, Secretary

STATE OF TENNESSEE)
) SS.
DAVIDSON COUNTY)

Before me, L. D. Richards, a Notary Public within and for the State and County aforesaid, personally appeared ENOS REED and DEAN REED with whom I am personally acquainted and who upon their several oaths acknowledged themselves to be the President and Secretary respectively of REED'S DISTRIBUTING CO., INC., the within named bargainor, a corporation, and that they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said ENOS REED as such President, and attesting the same by the said DEAN REED as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of December, 1969.

L. D. Richards
Notary Public

My Commission Expires:
April 25, 1970.

The actual consideration for this transfer or value of

property (whichever is greater) is $22,500.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Dixie Savings, Incorporated

by: Olive E. Sisk, Asst. Secy.

Sworn to and subscribed before me this 12th day of December, 1969.

Notary Public

My Commission Expires:

WALLACE W. WALKER, JR., Attorney
NOTARY PUBLIC - STATE OF OHIO
My commission has no expiration date.
Section 147.03 R.C.

NOTARIAL SEAL OHIO STATE

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IDENTIF. REFERENCE

DEC 16 2 10 PH '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DEC 16	CONV	22,500.00			
DEC 16	S'TAX		A*	58.50	
DEC 16	PR'FEE		A*	.50	
DEC 16	W'DEED		A*	4.50	* 63.50