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WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR - C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBER
Caytronics, Corporation c/o Mr. Joe Cayre (NAME) 240 Madison Avenue (STREET ADDRESS OR ROUTE NUMBER) New York, New York 10016 (CITY) (P. O. ZONE) (STATE)	(NAME) SAME (STREET ADDRESS) (CITY) (ZONE) (STATE)	Map 104-8 Pat. 237-238-239

FOR AND IN CONSIDERATION of the sum of ----------$10.00----------Dollars,
----------TEN AND NO/100----------
Cash paid by Caytronics Corporation, a New York Corporation, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, William M. Jackson and wife, Margaret P. Jackson

have this day bargained and sold, and do hereby transfer and convey unto the said

Caytronics Corporation, a New York Corporation

its *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Two tracts of land in Davidson County, Tennessee, described as follows: TRACT NO. I: Being the southerly 50 feet of the westerly part of Lot No. 29 and the northerly 5 feet of the westerly part of Lot No. 36 on the plan of O.B.Hayes' Large Lots, called "Rokeby", as of record in Book 21, page 87, Register's Office for said County, described as follows: BEGINNING on the easterly margin of 16th Avenue South at a point 5 feet south of the dividing line between lots Nos. 29 and 36, said point being 275 feet No. of the northerly margin of Horton, mormerly Weston Ave.; thence with the easterly margin of 16th Ave. South, northwardly 55 feet to the southwest corner of the property conveyed to E.T.Lowe, etux, by deed from W.M.Leftwich, Jr., et ux, as of record in Book 348, page 217,said Register's Office; thence with said Lowe's southerly line, eastwardly 146.5 feet, more or less to the westerly margin of an alley; thence with said alley southwardly 55 feet; thence westwardly 146.5 feet more or less to the beginning.

TRACT NO.II: Being part of Lot No. 29 on O.B.Hayes Plan of Large lots, called "Rokey", as of record in Book 21, page 87, Register's Office for said county, as follows: Beginning on the easterly margin of 16th Ave.S. at the southwest corner of that part of said lot No. 29 conveyed to Robert S.Kimmons, etux by deed from W.F.Clouse, et ux, of record in Book 1169, page 218, said Register's Office; thence with said Kimmons southern boundary line, easterly 146.5 feet more or less to the westerly margin of an alley; thence with the westerly margin of said alley, southwardly 115 feet. 3 inches more or less to the northeast corner of that part of lot No. 29 conveyed to Ela R. Hitt, by deed from Sarah B. Corbitt, as of record in Book 1278, page 279, said Register's Office; thence with said Hitt's northern

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 100,000.00

Subscribed and sworn to before me, this the 11th day of May 19 70

Bonnie Bailey
Affiant

My commission expires: 10-24-70 (Affix Seal)

Barbara Ferguson
Notary Public

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Caytronics Corporation, a New York Corporation

its *(successors),*

heirs and assigns forever. **we** *covenant that* **we are** *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

we *further covenant and bind* **ourselves, our** *heirs and representatives, to warrant and forever defend the title to said real estate to said* **Caytronics Corporation, a New York Corporation**

its
(successors), heirs and assigns, against the lawful claims of all persons.

Witness **our** *hand* **s** *this* **11th** *day of* **May**, 19 **70** *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X William M. Jackson

X Margaret P. Jackson

DSC. CONT'D: boundry line westerly 146.5 feet more or less to the easterly margin of 16th Ave.S; thence with same, northwardly 115 feet 3 inches more or less to the beginning. Being the same property conveyed to William M. Jackson and wife, Margaret P. Jackson by deed, from J.T. Pentecost, Trustee, with full power, as of record in Book 4093, page 800, Register's Office for Davidson County, Tennessee.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara Ferguson, *a Notary Public in and for said County and State* William M. Jackson and wife, Margaret P. Jackson

the within named bargainor s, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee,*
this 11th *day of* May, *19* 70

Commission expires 10/24/70

Barbara Ferguson *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in .....
this .....*day of* ....., *19*.....

Commission expires ..... *Notary Public*

WARRANTY DEED

FROM
William M. Jackson, et ux

TO
Caytronics Corporation, A New York Corporation

MAY 18 70	CONV	90,000.00		
MAY 18 70	CONV	10,000.00		
MAY 18 70	S'TAX		A* 260.00	
MAY 18 70	PM'FEE		A* .50	
MAY 18 70	W'DEED		A* 3.00	* 263.50

A 7 7 8 1 3

IDENTIF. REFERENCE

MAY 18 1 04 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc