THIS INSTRUMENT WAS PREPARED BY PAT NICHOL , ATTORNEY ANTIOCH, TENNESSEE

WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Roy D. Culbertson et ux	Roy D. Culbertson	5D-27321
(NAME)	(NAME)	
Route 1	Route 1	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Antioch, Tennessee 37013	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) *Dollars,*

cash in hand paid

W. B. Culbertson and wife, Lillie B. Culbertson,

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

Roy D. Culbertson and wife, Sharon Ann Culbertson

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Legal description of real estate attached as Exhibit "A".

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,200.00

Subscribed and sworn to before me, this the 11th day of February 19 74

My commission expires: January 14, 1978 (Affix Seal)

Affiant Pat Nichol

Notary Public

This is unimproved (X) improved ( ) property, known as Route 1, Antioch, Tennessee 37013 (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

Roy D. Culbertson and wife, Sharon Ann Culbertson,

(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 and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Roy D. Culbertson and wife, Sharon Ann Culbertson, and their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 11th *day of* February, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

W B Culbertson

Lillie B Culbertson

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, PAT Nichol, a Notary Public in and for said County and State, W.B. CULBERTSON and LILLIE B Culbertson

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 February, 1974.

Commission expires January 14 1978 Pat Nichol Notary Public

PAT NICHOL NOTARY PUBLIC DAVIDSON COUNTY

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....

.....Notary Public

Commission expires .....

FEB 12 74 CONV 18,200.00
FEB 12 74 S TAX A* 47.32
FEB 12 74 PR FEE A* .50
FEB 12 74 W DEED A* 10.00 * 57.82

WARRANTY DEED

FROM
W.B. CULBERTSON et ux
TO
ROY CULBERTSON et ux

C 41582

IDENTIF. REFERENCE

FEB 12 8 48 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT "A"

SURVEYOR'S DESCRIPTION
TRACT I

A tract of land in the Fifth Civil District of Nashville, Davidson County, Tennessee, located on the south side of Old Hickory Boulevard approximately 1,315± north of Pettus Road, as shown on a survey dated September 14, 1973, by Ernest Medlin, Register Surveyor, and being more particularly described as follows:

Beginning at a point on the south right-of-way of Old Hickory Boulevard at the northwest corner of a 3.85-acre tract fronting on Old Hickory Boulevard at the first curve north of Pettus Road;

Thence, leaving said south right-of-way of Old Hickory Boulevard, S 16° 30' W, 619.5 feet to a point, a corner to a 10-acre tract located in the northwest quadrant of Old Hickory Boulevard and Pettus Road;

Thence, with a north line of said 10-acre tract, N 73° 30' W, 215.0 feet to a point, the northwest corner of said 10-acre tract and the southwest corner of the herein described tract;

Thence, N 6° 30' E, 600.0 feet to a point in the south right-of-way of Old Hickory Boulevard, the northwest corner of the herein described tract;

Thence, with said south right-of-way, S 78° 42' E, 215.9 feet to the point of beginning;

Containing 3.0 acres, more or less.

Being part of the property conveyed to W. B. Culbertson and wife, Lillie B. Culbertson, by deed from J. A. Culbertson and wife, of record in Book 1261, Page 590, and recorded in Book 1261, Page 510, Register's office for said county.

SURVEYOR'S DESCRIPTION
TRACT II

A tract of land in the Fifth Civil District of Nashville, Davidson County, Tennessee, located in the northwest quadrant of the intersection of Old Hickory Boulevard and Pettus Road, as shown on a survey dated September 14, 1973, by Ernest Medlin, Registered Surveyor, and being more particularly described as follows:

Beginning at the point of intersection of the west right-of-way of Old Hickory Boulevard and the north right-of-way of Pettus Road;

Thence, S 81° 21' W, 69.22 feet with the north right-of-way of Pettus Road to a point, the beginning of a curve to the left;

Thence, continuing with said north margin of Pettus Road and said curve 224.7 feet to a point, said curve having a radius of 434.26 feet;

Thence, leaving said north margin of Pettus Road, N 88° 20' W, 287.26 feet to an iron pin;

Thence, N 65° 02' W, 64.9 feet to an iron pin;

Thence, N 44° 16' W, 122.7 feet to an iron pin;

Thence, N 16° 30' E, 610.0 feet to a point, the southwest corner of a 3-acre tract fronting on Old Hickory Boulevard;

Thence, with rear of said 3-acre tract, S 73° 30' E, 215.0 feet to a point, the southeast corner of said tract;

Thence, S 16° 30' W, 94.5 feet to a point, the southwest corner of a 3.85-acre tract fronting on Old Hickory Boulevard;

Thence, with the south line of said 3.85-acre tract, S 73° 30' E, 406.0 feet to a point in the west right-of-way of Old Hickory Boulevard;

Thence, S 5° 59' W, 346.5 feet along said west right-of-way of Old Hickory Boulevard to the point of beginning;

Containing 10 acres, more or less.

Being part of the property conveyed to W. B. Culbertson and wife, Lillie B. Culbertson, by deed from J. A. Culbertson and wife, of record in Book 1261, Page 590, and recorded in Book 1261, Page 510, Register's office for said county.