Responsible Taxpayer: Lionel B. Wilde
c/o Publix Oil Co., Inc.
1103 West 1st North Street
Morristown, Tennessee 37814

MC:eb

19617

BOOK 5095 PAGE 746

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pw

SPECIAL WARRANTY DEED

THIS INDENTURE, Made this 27th day of October, 1976, between ATLANTIC RICHFIELD COMPANY, a Pennsylvania corporation, authorized to transact business in the State of Tennessee, having an office at 515 South Flower Street, Los Angeles, California 90071, Grantor, and LIONEL B. WILDE, of 1103 West First North Street, Morristown, Tennessee

, Grantee;

W I T N E S S E T H:

That the said Grantor, for and in consideration of $ 10.00 and other good and valuable considerations to it in hand paid by the Grantee, the receipt of which is hereby acknowledged, by these presents does grant, bargain, sell, remise, release and convey unto the Grantee, the following described real estate, with the buildings and improvements thereon, Situate in , County of Davidson and State of Tennessee, to-wit:

BEING lot No. 1 on the plan of Sinclair Park, as of record in book 4060, page 134, Register's Office for said County, described as follows:

BEGINNING at a point which is a concrete monument in the south right-of-way line of Charlotte Pike, said point being in the turnout of Davidson, formerly Willanne Drive, and being approximately 40 feet from the center line of Charlotte Pike, and proceeding as follows: North 72 degrees 26 minutes east, a distance of 100.0 feet to a point in the south right-of-way line of Charlotte Pike; thence south 17 degrees 34 minutes east, a distance of 150.0 feet to a point; thence south 72 degrees 26 minutes west, a distance of 153.2 feet to a point in the east right-of-way line of Davidson Drive, said point being approximately 30 feet from the center line of Davidson Drive; thence in a northerly direction around a 891.80 foot radius curve to the left, said curve being in the east right-of-way line of Davidson Drive, a distance of 74.97 feet to a concrete monument; thence north 17 degrees 34 minutes west along the east right-of-way line of Davidson Drive, a distance of 25.0 feet to a concrete monument; thence around a 50-foot radius curve to the right along the east right-of-way line of Davidson Drive, a distance of 78.52 feet to the point of BEGINNING.

BEING the same premises conveyed to Sinclair Refining Company, predecessor in title, through mergers, to Atlantic Richfield Company, by deed dated August 9, 1967, and recorded in the Register's Office of said Davidson County in Book 4185, Page 169.

I, the undersigned, do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $38,273.24, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me,
this 9th day of Dec., 1976.

NOTARY PUBLIC

My Commission Expires: 6-18-79

Together with all rights, privileges, tenements, hereditaments, easements and appurtenances thereunto belonging;

SUBJECT to all restrictions and easements of record; unrecorded easements, if any; real estate taxes for the year 1976 and subsequent years; special taxes or assessments for improvements not yet completed; roads and highways, if any, local zoning laws and any condition which an accurate and complete survey would disclose.

And the said Grantor does hereby warrant specially the title to said real estate hereby conveyed, except as to those matters hereinabove set forth to which this conveyance is subject, and will defend said title against the lawful claims of all persons claiming by, through or under it.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by a duly authorized representative of Grantor, duly attested, and has caused its corporate seal to be hereunto affixed the day and the year first above written.

ATTEST:

Assistant Secretary

ATLANTIC RICHFIELD COMPANY

By: _____
Assistant Vice President

THIS INSTRUMENT PREPARED BY
L. R. BERKOWITZ, ATTORNEY-AT-LAW
PHILADELPHIA, PENNSYLVANIA

RECORDED IN THE OFFICE FOR RECORDING OF DEEDS, ETC., IN AND FOR SAID COUNTY
DEC 10 2 18 PM '76
BOOK REFERENCE

38076 4

STATE OF CALIFORNIA :

COUNTY OF LOS ANGELES :

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared John W. Bond with whom I am personally acquainted and who, upon oath, acknowledged himself to be the Assistant Vice President of Atlantic Richfield Company the within named bargainor, a corporation, and that he as such Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Assistant Vice President.

WITNESS my hand and official seal at office this 27th day of October , 1976 .

_____
Notary Public

My commission expires:

OFFICIAL SEAL
MAXINE G. CLARK
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires April 4, 1980

DEC 10 76 CONV 73,272.22
DEC 10 76 S'TAX B* 99.58
DEC 10 76 PR'TEE B* .50
DEC 10 76 W'DEED B* 4.00 * 104.08