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

19611

5095 748

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P.106
AW

SPECIAL WARRANTY DEED

THIS INDENTURE, Made this 27th day of October , 197 6 , 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 6th Civil District , County of Davidson and State of Tennessee , to-wit:

Being part of lot No. 2 on the Plan of the lands of James Foster, deceased, as of record in book 44, page 267, Register's Office for said County, described as follows:

BEGINNING on the southwesterly margin of Murfreesboro Pike at the intersection of the same and a point in the southeasterly line of Interstate 24 of record in book 3436, page 81, Register's Office for said County; thence with the southwesterly margin of said Murfreesboro Pike, South 48 degrees 28 minutes East 175 feet; thence South 52 degrees 50 minutes West 142.7 feet to an iron pin; thence North 48 degrees 28 minutes West 150.2 feet to the southeasterly margin of Interstate 24; thence with the same, North 42 degrees 47 minutes East 140.7 feet to the beginning.

BEING the same premises conveyed to Sinclair Refining Company, predecessor in title, through mergers, to Atlantic Richfield Company, by deed dated June 2, 1967, and recorded in the Register's Office of said Davidson County in Book 116, Page 522.

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 $56,552.99, 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 2nd day of Dec., 1976.

NOTARY PUBLIC

My Commission Expires: 6-18-79

NOTARY PUBLIC KNOX CO., TENN.

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

DEC 10 75 CCCV 56552.99
DEC 10 75 STAX $* 147.10
DEC 10 75 INTEE $* .50
DEC 10 75 RECRDED $* 3.00 * 151.06

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 AssistantVice 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

IDENTIF. REFERENCE
Dec 10 2 19 PM '76
FEE
RECORDER

D80765