This instrument prepared by
Harry Mittwede, General Counsel
Electric Power Board
1214 Church Street
Nashville, Tennessee 37246

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FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid by the Metropolitan Government of Nashville and Davidson County, acting by and through the Electric Power Board of said Government, hereinafter referred to as the GRANTEE, and other good and valuable considerations, receipt of all of which is hereby acknowledged, we, Henry Clay Turner and wife, Willie Ethel Turner, hereinafter referred to as the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said Grantee, its successors and assigns, all their right, title, and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, in fee simple title, described as follows, to wit:

TRACT I

Beginning at an iron pin, beside a large cedar tree, marking the southeast corner of property owned by George M. Talley as recorded in Deed Book 4006, page 381, R.O.D.C.; thence from beginning point N 88° 55' W 56.00 feet to a point on the right-of-way of Cane Ride Road (25 feet to a centerline); thence along said right-of-way S 47° 33' E 29.48 feet to a point; thence along a curve to the left having a long chord of S 51° 12' E 196.39 feet a distance of 196.53 feet to a point; thence S 54° 51' E 500.05 feet to a point; thence along a curve to the left having a long chord of S 55° 21' E 26.07 feet a distance of 26.08 feet to a point; thence leaving said right-of-way N 5° 52' E 744.08 feet to an iron pin located on the southerly right-of-way of a Tennessee Valley Authority easement (75 feet to centerline of easement and towers); thence along said TVA right-of-way N 74° 32' W 599.96 feet to an iron pin on the common line between said Turner and said Talley property; thence along said common line S 5° 52' W 457.92 feet to the point of beginning; containing 8.54 acres more or less.

Also, for the consideration expressed above, and other good and valuable considerations, receipt of which is also acknowledged, the Grantors have bargained and sold and by these presents do further transfer and convey unto the Grantee, its successors and assigns, a permanent and perpetual easement over, under, upon, and across the following described tract of land, to wit:

TRACT II

Beginning at a cross on a rock marking the southeast corner of property owned by James W. Carrol as recorded in Deed Book 4044, page 819, and the northeast corner of property owned by Kenneth Earl Morrell as recorded in Deed Book 4011, page 249, R.O.D.C., and the westerly property line of said Turner property. Thence along said Turner's line S 5° 52' W 419.41 feet to an iron pin on the southerly right-of-way of a TVA easement (75 feet to centerline of easement and tower); thence leaving said Turner's line and following along said TVA right-of-way S 74° 32' E 40.57 feet to an iron pin; thence leaving said southerly right-of-way N 5° 52' E 425.00 feet to an iron pin; thence N 9° 14' E 493.51 feet to an iron pin; thence S 82° 42' E 1,381.73 feet to a point; thence S 6° 48' W 15.00 feet to a point; thence S 82° 42' E 5.00 feet to a point; thence N 6° 48' E 15.00 feet to a point; thence S 82° 42' E 9.50 feet to a point; thence N 6° 48' E 9.50 feet to a point; thence S 82° 42' E 15.00 feet to a point; thence N 6° 48' E 5.00 feet to a point; thence N 82° 42' W 15.00 feet to a point; thence N 6° 48' E 30.50 feet to a point in the fence on the common line between said Turner property and southerly property owned by Wallace Goodwin as recorded in Deed Book 4634, page 267, R.O.D.C.; thence along said common line N 83° 02' W 935.08 feet to an iron pin marking Goodwin's southwest corner; thence N 81° 58' W 499.28 feet to an iron pin at a fence corner marking the northeast corner of property owned by Van B. Rasbury as recorded in Deed Book 4030, page 134, R.O.D.C.; thence S 9° 14' W 539.87 feet to the point of beginning; containing 2.25 acres more or less.

Said above described tracts of land are located in the 5th Civil District of Davidson County, Tennessee and are portions of that land conveyed to Henry Clay Turner from Thomas D. Steele, as recorded in Deed Book 4461, page 949, Register's Office for Davidson County, Tennessee, and are shown on Nashville Electric Service Drawing No. PSK 163-A, a permanent record of Nashville Electric Service, to which reference is here made.

The purposes of the permanent easement, which is Tract II above described, are to permit Grantee the perpetual right to construct, maintain, repair, rebuild, replace, and remove towers, anchors, electrical lines, conduit, and any and all other types, kinds and descriptions of equipment and facilities which Grantee shall determine at any time to be necessary or convenient in the operation of its electric distribution system, together with all necessary and reasonable ingress and egress over, under, upon, and across the aforedescribed lands, without hinderance or interference by the Grantors, their heirs and assigns, by the erection of any fence, wall, hedge or any other type obstacle or obstruction upon or across the above described premises.

This conveyance is made subject to an easement of the Tennessee Valley Authority now existing upon a portion of the area hereby conveyed to Grantees as an easement, which is described in deed of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their successors and assigns, forever. And we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

Witness our hands this 11 day of February, 1977.

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IDENTIF. REFERENCE

FEB 14 9 31 AM '77

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Henry Clay Turner
Henry Clay Turner

Willie Ethel Turner
Willie Ethel Turner

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Personally appeared before me, DICKIE W. JOHNSON, a Notary Public in and for said County and State, the within named Henry Clay Turner and wife, Willie Ethel Turner, the bargainors, 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 11 day of February, 1977.

DICKIE W. JOHNSON NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

Dickie W. Johnson
Notary Public

My Commission expires: 6-10-80