BOOK 5122 PAGE 932

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This instrument prepared by:
Larry B. Stanley, Attorney
113 E. Morford Street
McMinnville, Tennessee 37110

MCMINNVILLE FREIGHT LINE, INC.

TO

H & S REAL ESTATE
McMinnville, Tennessee 37110

WARRANTY DEED

FOR AND IN THE CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, MCMINNVILLE FREIGHT LINE, INC., a corporation licensed and existing under the laws of the State of Tennessee, has this day and date bargained and sold and by these presents does hereby sell, transfer and convey unto H & S REAL ESTATE, SUE E. SMITH, 13.7139%; JAMES R. RAMSEY, 3.4064% BERNARD K. SMITH .8685% WINSTON D. SMITH, 13.7073% STEPHEN P. SMITH, 25.9781%, LARNELL W. SMITH, 25.1158% MARTHA S. HERALD, 12.2100% BILLY H. MCCORMICK, 5%, a certain tract or parcel of land, lying and being in the 3rd Civil District of Davidson County, Tennessee, and more fully described as follows, to-wit:

> Being part of Lots No. 5 and 11 on the Plan of Ed Trabue's land, as of record in Minute Book No. 1, pages 190 and 191, Circuit Court at Nashville, Tennessee, described according to a survey made by Donald R. Carver, dated June 29, 1970, as follows:
>
> BEGINNING on the southerly margin of Elm Hill Pike at the northwest corner of the property conveyed to Frank G. Porter, et al, of record in Book 4355, page 44, said Register's Office; thence South 18° 41' West 818.57 feet to an iron pin; thence North 63° 16' West 262.70 feet to an iron pin; thence North 6° 51' East 190.60 feet; thence North 18° 41' East 500 feet to the southerly margin of Elm Hill Pike; thence with the same North 88° 44' 14" East 331.67 feet to the beginning, containing 5.00 acres, more or less. Being part of the same property conveyed to Marguerite Yunker, et al recorded in Book 967, page 401, also see Deed Book 4392, page 866 for further reference.

BEING the same property conveyed to MCMINNVILLE FREIGHT LINE, INC. from Ethel P. Yunker, et al, and recorded in Deed Book 4447, pages 245-246 of the Davidson County Register of Deed's Office.

TO HAVE AND TO HOLD the said tract or parcel of land together with all right, title, interest and appurtenances thereto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

And MCMINNVILLE FREIGHT LINE, INC., does covenant with the said Grantee, its successors and assigns, that it is lawfully seized and possessed of said land; that it has a good and lawful right to sell and convey the same, and that the same is free and unencumbered.

And MCMINNVILLE FREIGHT LINE, INC., does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the land herein conveyed unto the said Grantee, its heirs and assigns, against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, the said MCMINNVILLE FREIGHT LINE, INC., has caused this deed to be signed in its corporate name by its President and attested by its Secretary, on the 1st day of January, 1977.

ATTEST:

BY: Steve Smith
Steve Smith, Secretary

MCMINNVILLE FREIGHT LINE, INC.

BY: Billy H McCormick
Billy H. McCormick, President

STATE OF TENNESSEE

COUNTY OF WARREN

Before me, a notary public in and for said county, personally appeared BILLY H. MCCORMICK, with whom I am personally acquainted, and who, upon oath acknowledged himself to be the President of the MCMINNVILLE FREIGHT LINE, INC., the within named bargainor, a corporation licensed and existing under the laws of the State of Tennessee, and that STEVE SMITH,

Secretary of MCMINNVILLE FREIGHT LINE, INC., and they being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing their names as President and Secretary.

WITNESS MY HAND and official seal, at office in McMinnville, Tennessee, this the 1st day of January, 1977.

Yvonne Roberts
Notary Public

My commission expires:

4-10-77

YVONNE ROBERTS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 150,000.00
Billy N McCormick
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 10th DAY OF March 1977
R Cox
Deputy Register

NEW OWNER
H & S REAL ESTATE

McMINNVILLE, TN.

TAX BILLS
% Kenneth Smith
WESTWOOD DRIVE
McMINNVILLE, TENN 37110

092950

IDENTIF. REFERENCE

MAR 10 1 36 PM '77

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

MAR 10 77	CONV	90,000.00		
MAR 10 77	CONV	60,000.00		
MAR 10 77	S'TAX		6* 390.00	
MAR 10 77	PR'FEE		6* .50	
MAR 10 77	W'DEED		3* 6.00	* 396.50