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MAIL: THIS DEED WAS PREPARED BY MARCY J. ADRIAN, 2625 CUMBERLAND PARKWAY, N.W., SUITE 100, ATLANTA, GEORGIA 30339

QUIT-CLAIM DEED

THIS INDENTURE, made and entered into this, the 30th day of December, 1977, by and between Lexie Howard, ("Grantor"), and OWC, Ltd., a Delaware Corporation, its successors and assigns, ("Grantee"). MAR 27 78 MISC B* 6.00 * 6.00

W I T N E S S E T H :

THAT FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, the Grantor has this day bargained and sold, and does by these presents grant, bargain, sell and convey unto the said OWC, Ltd., its successors and assigns, all of his right, title and interest to the following described premises, to-wit:

A tract of land in the Third Civil District of Davidson County, Tennessee being more particularly described as follows:

BEGINNING at a point in the easterly right-of-way of Donelson Pike said point being southerly along said right-of-way 502.61 feet more or less from a concrete monument in the Northwest corner of the Albert Smith and wife's property and the Southwest corner of the L. G. Right property; thence leaving the easterly right-of-way of Donelson Pike North 86° 06' East 200.0 feet to a point; thence South 3° 54' East a distance of 168.67 feet more or less to a point in the northerly right-of-way of a proposed road having a right-of-way width of 60.0 feet; thence with said right-of-way and with a curve to the left having a radius of 984.93 feet a distance of 175.93 feet to a radius turnout point; thence with the radius turnout and with a curve to the right having a radius of 25.0 feet a distance of 39.27 feet to the radius turnout point in the easterly right-of-way of Donelson Pike; thence with said right-of-way North 3° 54' West a distance of 128.0 feet to the point of beginning and containing 0.720 acres more or less.

Together with all of his right, title and interest in and to an easement for a septic tank, and/or drain field, and/or sewer line as described in Warranty Deed from William Albert Smith and wife, Mattie Pearl Moreland Smith, to Lexie Howard, Alabama Dairy Queen, Inc. and OWC, Ltd., dated December 30, 1977.

Also granted is all of his right, title and interest in and to an easement for ingress and egress of pedestrian and vehicular traffic as described in aforementioned Warranty Deed.

TO HAVE AND TO HOLD the aforedescribed real estate, together with the appurtenances and hereditaments thereunto belonging, or in any wise pertaining to OWC, Ltd., its successors and assigns, in fee simple forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand on this, the 30th day of December, 1977.

LEXIE HOWARD

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IDENTIF. REFERENCE

MAR 27 12 57 PM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

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STATE OF MISSISSIPPI

COUNTY OF GRENADA

Personally appeared before me, Audrey Mullen, a Notary Public for the State and County aforesaid, the within named LEXIE HOWARD, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Grenada, Mississippi, this the 30th day of December, 1977.

Audrey Mullen
Notary Public

My Commission Expires:
5-12-79

Send tax notices to: OWC, LTD.
2625 Cumberland Parkway, N.W.
Suite 100
Atlanta, Georgia 30339

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION ~~OR TRUE VALUE~~, ~~WHICHEVER IS GREATER~~, FOR THIS TRANSFER IS
$ 22,225
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 14th DAY OF March 1978
Deputy Register