BOOK 5291 PAGE 862

MAP 94-13
Par 30 & 31

Real Property Tax Responsibility:

UNI-AD, INC.
P. O. Box 959
Murfreesboro, TN. 37130

Mail

This instrument prepared by
Henry & McCord
Attorneys at Law
300 North Jackson Street
Tullahoma, Tennessee 37388

FOR AND IN CONSIDERATION of the sum of ONE ($1.00) DOLLAR, cash in hand paid, and for other good and valuable considerations, the receipt of all of which is hereby acknowledged, I, E. E. RIVERS, doing business as RIVERS ADVERTISING COMPANY, have bargained and sold, and by these presents do hereby transfer and convey unto UNI-AD, INC., a Tennessee corporation, its assigns and successors in interest, certain tracts or parcels of land located and situated in Davidson County, Tennessee, the 6th Civil District of Sumner County, Tennessee, and the 9th (formerly 13th) Civil District of Coffee County, State of Tennessee, bounded and described as follows, to-wit:

VALue $250.00

Tract No. 1. Lying and being in Davidson County, Tennessee and Being all of Lot No. 28 of Block "A" on the Plan of the Hermitage Addition of record in Book 57, page 43, Register's Office of Davidson County, Tennessee.

Being the same property heretofore conveyed by deed of record in Book 5172, page 914, Register's Office, Davidson County, Tennessee.

Tract No. 2: Land in Davidson County, Tennessee, being Lot No. 16 and the East Part of Lot No. 15 of Block "K" on the Map or Hermitage Addition, of record in Book 57, pages 43 and 108, Register's Office for Davidson County, Tennessee and described as follows: Beginning at a point in the south margin of Green Street 50 feet east of the easterly margin of Keith Street; thence with the south margin of Green Street easterly 49.4 feet to a point at the corner of Lots No. 16 and 17; thence with the line between said lots southerly 140 feet to the north margin of Hermitage Ave; thence with the margin of the same Westerly 58-1/6 feet to a point which is 58-1/3 feet east of the easterly margin of Keith Street; thence northerly 140 feet to the beginning.

VALue $2,000.00

Tract No. 3: Land in Davidson County, Tennessee, being the west part of Lot No. 17 in Block "K" of the Hermitage Plan of Lots, as of record in Book 57, page 108, Register's Office for said County, and described as follows: Beginning on the south margin of Green Street, extended, at the northeast corner of Lot No. 16 in said plan; thence with the line of Lot

No. 16, south, 140 feet to the line of Hermitage Avenue; thence with the margin of Hermitage Ave., easterly 34.5 feet; thence northerly 140 feet to a point on the south side of Green Street, 33-7/12 feet east from the beginning point; thence along the south margin of Green Street easterly 33-7/12 feet to the point of beginning.

Being the same property heretofore conveyed to E. E. Rivers, doing business as Rivers Advertising Company, by deed of record in Deed Book 4469, page 773, Register's Office, Davidson County, Tennessee.

VALue $3,000.00

Tract No. 4: Land in the 6th Civil District of Sumner County, Tennessee, near Millersville, Tennessee, and described according to a survey dated August 8, 1972, made by Wayne S. Cooper, Sr., surveyor, as follows: Beginning at a point in the center of Slaters Creek, being the northeast corner of this property, being common to the southeast corner of C. C. Gregory property and the southwest corner of Sam Tinnin camping grounds just south of a concrete slab bridge; thence South 12 degrees 00 minutes East 30 feet along the center of creek to an iron pin; thence South 26 degrees 00 minutes West 387.5 feet along the center of said stream; thence leaving creek North 88 degrees 30 minutes West 79 feet to an iron pin 1 foot east of Interstate Highway 365 controlled fence; thence North 0 degrees 00 minutes East 160.5 feet along a line 1 foot East and parallel to fence to an iron pin; thence North 2 degrees 00 minutes West 200 feet along line 1 foot East and parallel to a fence to a point, iron pin, being the northwest corner of this property and common to the southwest corner of C. C. Gregory; thence North 85 degrees 00 minutes East 245 feet along an old fence line, common to this property and that of C. C. Gregory to the center line of creek and the point of beginning, containing 1.4 acres, more or less.

Being the same property heretofore conveyed to E. E. Rivers doing business as Rivers Advertising Company, by warranty deed of record in Deed Book 350, page 462, Register's Office, Sumner County, Tennessee.

VALue $4000.00

Tract No. 5: Lying and being in the 9th Civil District of Coffee County, Tennessee, and lying and being in the Town of Tullahoma, and being Lot number one hundred-thirty (130) of the EAST SIDE ADDITION according to a map or plat thereof recorded on August 1, 1947, in Trust Deed Book 62, page 435, Register's Office, Coffee County, Tennessee; being a lot fronting 50 feet on the Southerly side of Carroll Street and running back in uniform width to a public alley.

Being the same property heretofore conveyed to E. E. Rivers, doing business as Rivers Advertising Company by warranty deed of record in Deed Book 77, page 191, Register's Office, Coffee County, Tennessee.

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Attorneys at Law
300 North Jackson St.
Tullahoma, Tenn.
37388

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said UNI-AD, INC., its assigns and successors in interest, in fee simple, forever.

AND I DO COVENANT with the said UNI-AD, INC., that I am lawfully seized and possessed of said land in fee simple; have a good and lawful right to sell and convey the same, and that said property is free, clear and unencumbered.

AND I DO FURTHER COVENANT and bind myself, my heirs and assigns, to warrant and forever defend the title to said land to the said UNI-AD, INC., its assigns and successors in interest, against the lawful claims of all persons whomsoever.

WITNESS MY HAND this the 17th day of May, 1978.

E 6 8 1 6 3

IDENTIF. REFERENCE

MAY 31 10 55 AM '78

FELIX Z. WILLIAMS REGISTER DAVIDSON COUNTY TENN.

E. E. RIVERS, DOING BUSINESS AS
RIVERS ADVERTISING COMPANY

MAY 31 1978 CONV 27,250.00

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

MAY 31 1978 PR FEE B* 70.72
B* .50
B* 6.00
B* 77.22

Personally appeared before me, a Notary Public in and for the State and County aforesaid, E. E. RIVERS, doing business as Rivers Advertising Company, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, this 17th day of May, 1978.

NOTARY PUBLIC

My commission expires: 3-4-1980

NOTARY PUBLIC NC-A-Y COUNTY TENN

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of property transferred whichever is greater is $ 27,250.00 which amount is the full consideration or value of this conveyance.

UNI-AD, INC.
Sharon M. Smith Sec.-Treas.

Subscribed and sworn to before me this 17 day of May 1978

Notary Public

My commission expires 3-4-1980

NOTARY PUBLIC

HENRY & McCORD
Attorneys at Law
300 North Jackson St.
Tullahoma, Tenn.
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