1500G:B-15

THIS INSTRUMENT PREPARED BY:
Ross M. Smith, Attorney
Exxon Company, U.S.A.
(a division of Exxon Corporation)
P.O. Box 2567
4550 Dacoma
Houston, Texas 77001

Mail Tax Bills to:
McDonald's Corporation
McDonald's Plaza
Oak Brook, Illinois 60521

Map & Parcel No.
To be assgn. &c.

BOOK 5805 PAGE 99

DEED

STATE OF TENNESSEE
KNOW ALL MEN BY THESE PRESENTS: THAT
COUNTY OF DAVIDSON

EXXON CORPORATION, a New Jersey corporation (successor by merger to Humble Oil & Refining Company), having an office at 800 Bell Avenue, Houston, Texas 77002, hereinafter called "Grantor", for and in consideration of the sum of One Hundred Thirty Nine Thousand Eight Hundred and No/100 Dollars ($139,800.00) cash to it in hand paid by McDONALD'S CORPORATION, a Delaware corporation, One McDonald's Plaza, Oak Brook, Illinois, 60521, hereinafter called "Grantee" (whether one or more), the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee, subject to the further provisions of this Deed, all that certain tract or parcel of land lying and being in the County of Davidson, State of Tennessee, being more particularly described in Exhibit "A", attached hereto and incorporated herein for all purposes.

This conveyance is made by Grantor and accepted by Grantee subject to all valid and subsisting encumbrances, conditions, covenants, restrictions, reservations, exceptions, rights of way and easements of record and all laws, regulations and restrictions, including building and zoning ordinances, of municipal or other governmental authorities applicable to and enforceable against the above described premises.

Provided, however, that the above described land, or any part thereof, either by itself or in conjunction with other property, shall not be used for the sale or storage of gasoline, diesel, other motor fuels, lubricants or other petroleum products for a period of Twenty-five (25) years from the effective date hereof which shall constitute a covenant running with the land for the benefit of

Grantor, its successors and assigns, and is binding upon Grantee, Grantee's successors and assigns during the term thereof.

Ad valorem taxes and special assessments, if any, against the property herein conveyed for the current year shall be prorated between Grantor and Grantee as of the effective date hereof, and Grantee hereby assumes and agrees to pay same.

TO HAVE AND TO HOLD the above described land, together with the appurtenances, estate, title and interest thereto, unto the said Grantee, Grantee's successors and assigns, forever, subject to the provisions hereof, and in lieu of all other warranties, express or implied, Grantor does hereby bind itself, its successors and assigns, to warrant and forever defend the title to said premises unto the said Grantee, Grantee's successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed this 1st day of September, 1981, but EFFECTIVE as of the 1st day of September, 1981

ATTEST:

B. P. Pierce,
Assistant Secretary

EXXON CORPORATION

By
John B. Turner, Jr.,
Vice President

FORM APPROVED

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

Before me, Deborah K. Coleman, a Notary Public of the State and County aforesaid, personally appeared John B. Turner, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a Vice President of EXXON CORPORATION, the within named bargainor, a corporation, and that he as such 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 Vice President.

WITNESS MY HAND AND SEAL, of office in Harris County, Texas, this 1st day of September, 1981.

NOTARY PUBLIC STATE OF TEXAS

Deborah K. Coleman
Notary Public in and for
Harris County, Texas

DEBORAH K. COLEMAN
Notary Public, State of Texas
My Commission Expires July 27, 1985

Commission expires: _____

State of Tennessee
County of Davidson

The actual consideration for this transfer or value of property whichever is greater is $139,800.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Angela M Cartwright

Sworn to and subscribed before me on this the 8th day of October, 1981.

Peter A Martin
Notary Public
My Commission Expires: 4-22-84

EXHIBIT "A" TO DEED FROM EXXON CORPORATION, A NEW JERSEY CORPORATION, TO MC DONALD'S CORPORATION, A DELAWARE CORPORATION, ONE MC DONALD'S PLAZA, OAK BROOK, IILINOIS 60521

That said parcel of land being more particularly described as follows:

BOOK 5805 PAGE 102

Being part of three tracts of land in the First Civil District of Metropolitan Nashville-Davidson County, Tennessee being parts of Lots B-1, B-2, B-3, and B-4 on the Map of Tamble Subdivision as of record in Book 974, page 31, Register's Office, Davidson County, Tennessee and being more particularly described together as follows, according to a survey by Ragan-Smith-Murphy & Assoc., Inc., dated June 19, 1981.

Beginning at an iron pin set at the intersection of the westerly right-of-way of Dickerson Road, U.S. 41 & 31 and the northerly right-of-way of Homestead Road. Said pin also being the southeasterly corner of a tract conveyed to Exxon Corporation as of record in Deed Book 3854, page 626, R.O.D.C., Tennessee; thence, with the northerly right-of-way of Homestead Road N 82°47'16" West 323.98 feet to an existing iron pipe in concrete at the common corner of William R. Wittenmeier as of record in Deed Book 1536, page 495, R.O.D.C., Tennessee and the southwesterly corner of Exxon Corporation as of record in Deed Book 4377, page 270, R.O.D.C., Tennessee; thence, with the common line between Wittenmeier and Exxon North 8°18'17" East 212.35 feet to an existing 2-inch iron pipe in concrete in the common line of Lots B-2 & B-3 as noted above and being in the southerly line of Exxon Corporation as of record in Deed Book 5387, page 37, R.O.D.C., Tennessee; thence, with the common line between Lots B-2 & B-3 and with the common line of Exxon Corporation and William R. Wittenmeier North 82°49'00" West 76.20 feet to an iron pin at the common corner of Exxon Corporation and Wittenmeier and being in the easterly line of Elliott Ford as of record in Deed Book 85, page 239, R.O.D.C., Tennessee and also being the common corner of Lots B-2 & B-3 and in the easterly line of Lot B-5; thence, with the easterly line of Lot B-5 and the westerly line of Lots B-3 & B-4, North 8°23'48" East 213.00 feet to an existing axle at the northwesterly corner of Exxon Corporation and in the southerly line of John L. Moore as of record in Deed Book 1157, page 555, R.O.D.C., Tennessee and also being the common corner of Lots B-4 & B-5; thence, with the common line between Exxon Corporation and Moore and with the northerly line of Lot B-4, South 83°43'45" East 190.33 feet to an iron pin set; thence, with a line severing Lots B-3 & B-4 and also severing the land of Exxon Corporation South 8°24'12" West 266.05 feet to an iron pin; thence, continuing with a line severing Exxon Corporation and Lot B-2, South 82°48'47" East 210.00 feet to an iron pin set on the westerly R.O.W. of Dickerson Road; thence, with the westerly R.O.W. of Dickerson Road, South 8°17'29" West 162.50 feet to the point of beginning and containing 99,103 square feet or 2.275 acres.

Being parts of the same property conveyed to the Exxon Corporation by Deed Book 3854, page 626, Deed Book 4377. page 270 and Deed Book 5387, page 37, Register's Office for Davidson County, Tennessee.

RUSH

IDENTIF. REFERENCE

OCT 8 4 03 PM '81

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

63304

10/09 375.98- CHECK

2171

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5805 PAGE 103

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

139800.00- CO
363.48 CO TX
.50 PRFEE
12.00 WDEED
CHECK 375.98-
2171A10/08/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

663304

IDENTIF. REFERENCE

Oct 8 4 04 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 847508