*SPECIAL

# WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

9203

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Mid-South Caretaker of Tenn. Inc. (NAME) | SAME (NAME) | Map 87 |
| Central Pike, Rt. 1 (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Parcels 63 and 65.1 |
| Hermitage Tn. 37076 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

BOOK 5821 PAGE 113

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mid-South Caretaker of Tennessee, Inc., a Tennessee corporation

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

*All warranties of Commerce Union Bank herein contained are expressly limited to those persons or parties claiming by, through or under Commerce Union Bank.

G 6 8 9 7 7

IDENTIFICATION REFERENCE

Nov 20 10 59 AM '81

REGISTER DAVIDSON COUNTY, TENN.

This is improved (XX) unimproved ( ) property, known as Central Pike, Rt. 1, Central Pike, Hermitage, Tenn. 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs 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 successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 19th day of November, 19 81

ATTEST: Betty Adams

BY: Mary Hall Ruth AVP

COMMERCE UNION BANK

BY: Howard K. Davis AVP

STATE OF _____)

COUNTY OF _____)

BOOK 5821 PAGE 114

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this ___ day of _____, 19__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Theodore R. Blair and Gary Hollandsworth, with whom I am personally acquainted and who upon (his~~oath~~, their several oaths) acknowledged (himself~~f~~ themselves) to be the Assistant Vice President and Assistant Vice President respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Assistant Vice President and Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Theodore R. Blair as such Assistant Vice President and attesting the same by the said Gary Hollandsworth as such Assistant Vice President.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 19th day of November, 1981

My Commission Expires: 10-20-85

_____
Notary Public

*SPECIAL **WARRANTY DEED**

FROM

Commerce Union Bank, a Tennessee banking corporation

TO

Mid-South Caretaker of Tennessee, Inc., a Tennessee corporation

RETURN TO:

**Dearborn & Ewing**

ATTORNEYS

NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $25,000.00

_____

Subscribed and sworn to before me this 19 day of Nov., 1981

My Commission Expires: 9/21/85

Carol R. Rivers
Notary Public

EXHIBIT A

Land in Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor No. 823 dated November 10, 1981 and revised November 12, 1981 and known as Job No. 81-241 as follows:

TRACT NO. I:

Beginning at an iron pin set on the northerly margin of Central Pike, said point of beginning being the Southwest corner of this tract and also being the southeast corner of the John W. Davenport land of record in Deed Book 1324, page 57, Register's Office for Davidson County, Tennessee, thence leaving the margin of the said Pike and with Davenport's line N 08° 46' 13" E 93.00' to an iron pin; thence continuing with Davenport S 83° 27' 38" E 65.52' to an iron pin; thence leaving Davenport's land and with the westerly line of Tract No. 2 below S 09° 05' 27" W 92.99' to an iron pin set on the northerly margin of the aforesaid Central Pike; thence with the margin of the said Pike N 83° 29' 08" W 65.00' to the point of beginning, containing 0.14 acre, more or less.

TRACT NO. II:

Beginning at an iron pin set on the northerly margin of Central Pike, said point of beginning being the Southeast corner of this tract and also being the Southwest corner of the Robert A. Foster land of record in Deed Book 3577, page 139, Register's Office for Davidson County, Tennessee; thence with the margin of the said Pike, N 83° 29' 08" W 75.00' to an iron pin; thence leaving the margin of the said Pike and with the line of Tract No. 1 described above N 09° 05' 27" E 92.99' to an iron pin; thence leaving said Tract No. 1 and with the line of the John W. Davenport land N 10° 19' 13" E 459.09' to an iron pin; thence continuing with Davenport S 84° 05' 30" E 74.24' to an iron pin; thence leaving Davenport and with the said Robert Foster S 10° 01' 46" W 552.80 feet to the point of beginning, containing 0.95 acre, more or less.

Being the same property conveyed to Commerce Union Bank, by Substitute Trustee's Deed from W. Fred Williams, Substitute Trustee, of record in Book 5714, page 258, Register's Office for Davidson County, Tennessee.

**OFFICIAL RECEIPT**
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5821 PAGE 116

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 |
|---|---|---|---|---|
| | | | 25000.00- CO | |
| | | | 65.00 CO TX | |
| | | | .50 PRFEE | |
| | | | 9.00 WDEED | |
| | | | CHECK | 74.50- |
| 9203A | 11/20/81 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 8 9 7 7

IDENTIFICATION REFERENCE

Nov 20 10 59 AM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 854263