O'Hare, Sherrard & Roe
500 Church Street
Nashville, TN 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Broyhill Consolidated Warehouse Corporation (NAME)	Same (NAME)	Map 134
Broyhill Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 125
Lenoir, N.C. 28633 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Part Parcel 126

For and in Consideration of the sum of Ten ($10.00) and no/100---------- ---------- *DOLLARS*

and other valuable considerations.

BOOK 6404 PAGE 913

I *have bargained and sold, and by these presents do transfer and convey unto the said* Broyhill Consolidated Warehouse Corporation and their *heirs and assigns, a certain tract or parcel of land in* David-son *County, State of Tennessee, described as follows, to-wit:*

Land in the Fifth Civil District of Davidson County, Tennessee, described according to a survey by Charles R. Simmons, surveyor, and revised according to a survey by Monroe Elliott of March 31, 1984 as follows:

Beginning at an iron rod in the center of a ditch on the eastern margin of Antioch Pike near a culvert on the northwest corner of this property and the southwest corner of a tract of property owned by Vaden Lackey, Trustee, thence with the ditch (generally) and Lackey's southern line N 29° 59' 46" East 599.44 feet to an iron rod, thence leaving the ditch N 50° 03' 00" East 82.49 feet to an iron rod on the westerly line of the L & N Railroad Right-of-Way, thence with the L & N Railroad Right-of-Way S 47° 20' 00" East 364.50 feet to an iron rod on the corner of the Railroad Right-of-Way and a line severing this property from the Gibbs homeplace, then with the line severing the Gibbs homeplace S 41° 03' 20" West 226.75 feet to an iron rod at the northeasterly end of a concrete block wall, thence with a line in the same direction of the concrete block wall S 53° 35' 46" West 531.34 feet to an iron rod in the easterly margin of Antioch Pike, thence with a line on the easterly margin of Antioch Pike N 32° 49' 35" West 160.20 feet to the point of beginning, containing 4.9258 acres, more or less.

STATE OF TENNESSEE
COUNTY OF David-son

The actual consideration or value whichever is greater, for this transfer is $ 418,693.00

Affiant

Subscribed and sworn to before me, this the 16th day of October, 1984

Notary Public

My commission expired: July 15, 1987 (Affix Seal)

Being the same property conveyed to James E. Freeman, Trustee, with full power to convey according to a Trust Agreement, by Installment Deed from J. B. Gibbs and wife, Linnie K. Gibbs, of record in Book 4937, Page 832 and re-recorded in Book 5003, Page 247 and further re-recorded in Book 5018, Page 161, Register's Office for Davidson County, Tennessee.

This description is according to a survey by Monroe Elliott, Tennessee Registered Land Surveyor No. 1421 revised as of August 24, 1984 and recorded as Exhibit "A" to this Warranty Deed.

This is unimproved (X) improved ( ) property, known as 4.9258 Acres, Antioch Pike, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Broyhill Consolidated Warehouse Corporation and their *heirs and assigns, forever.*

And I *do covenant with the said* Broyhill Consolidated Warehouse Corporation *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, James E. Freeman, Trustee, *do further covenant and bind* my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Broyhill Consolidated Warehouse Corporation & its *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* sixteenth(16) *day of* October, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James E. Freeman, Trustee

THIS INSTRUMENT WAS PREPARED BY:

Herbert L. Buchanan, Jr.
300 Hundred Oaks Tower
Nashville, TN 37204-3669
615-292-1774

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James E. Freeman, Trustee,

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 Nashville, Davidson County Tennessee, this 16th day of October, 19 84.

Claudette McCord, Notary Public.

Commission Expires Oct. 18, 1987.

STATE OF
COUNTY OF

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.

, Notary Public.

Commission Expires.

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of, 19.

Notary Public

Commission Expires.

WARRANTY DEED

FROM

JAMES E. FREEMAN,

TRUSTEE

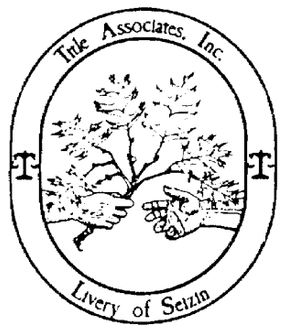
TO

BROYHILL CONSOLIDATED

WAREHOUSE CORPORATION

TITLE INSURED BY POLICY NUMBER:

43-015-6040 F



Compliments of

Title Associates, Inc.

REPRESENTING

US-LIFE TITLE INSURANCE
Company of New York

I 5 6 9 4 9

IDENTIFICATION REFERENCE

Oct 13 4 23 PM '84

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Book 6-104

Page 917

MAP

EXHIBIT "A"

Revised 8/24/84

LEGEND

- ● I.R. (N) Iron Rod, New
- ○ I.R. (O) Iron Rod, Old
- ○ S.S. M.H. Sanitary Sewer Man Hole
- —×— Fence Line
- ——— Property Line

CURVE DATA
I = 1°13'40"
R = 1959.86'
L = 41.9970'
T = 20.9995'
CHORD
BN. N 50° 39' 50" E
DIST 41.99'

℄ HARDING PL. 100' R/W

℄ L&N R.R. 200' R/W

℄ ANTIOCH PIKE 50' R/W

DB 4683 PG 864

DB 3701 PG 542

DB 5763 PG 889

DB 3763 PG 197

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4.9258 AC. ±

N 29° 59' 46" E 599.44'

S 47° 20' 00" E 364.50'

S 41° 03' 20" W 226.75'

S 53° 35' 46" W 531.34'

N 32° 49' 35" W 160.20'

N 50° 03' 00" E 82.49'

41.98 C.H. (123.88 DEED)

102.83' (DEED)

540.84' (DEED)

310.17' (DEED) (D.B. 4937 PG 832)

498.6' (DEED)

50.7' (DEED)

22.17' (DEED)

63.03'

66'

100'

5.62'

280'± To South Margin Harding Pl.

I.R. (O)

I.R. (N)

O.S.S. M.H.

Storm Sew. M.H.

36" STORM SEW.

8" SS

20' Storm Drainage Esmt.

20' Sanitary Sewer & Storm Drainage Esmt.

Fence Post

Fence Post

Fence Cor.

R.R. R.O.W. According to Maps Obtained From L&N Office

OLD GARAGE IN RUINS

8" CONC. BLOCK WALL

GRAVEL DRIVE

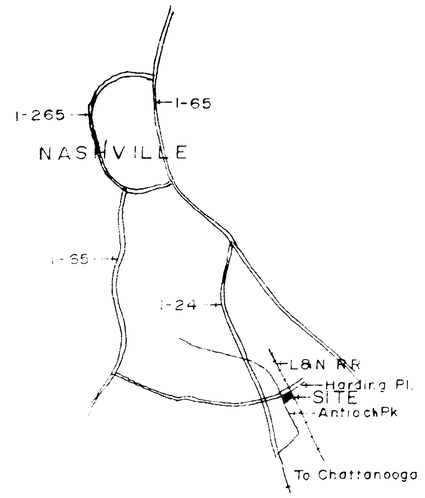
10" SS

42" C.M.P.

15" C.M.P.

Scale: 1" = 5'

-N- MAGNETIC



VICINITY MAP
N. T. S.

NOTE:
The S.E. corner is moved along the West Right of Way of L&N R.R. S 47° 20' 00" E 63.03' in order to correct an error in placing it in its original location according to this survey. The adjacent property lines and area are corrected to reflect this change
Date: Aug. 24, 1984

SURVEYOR'S CERTIFICATE

I hereby certify that this survey has been made using the latest recorded deed and other information; that there are no encroachments or projections other than those shown; and that the survey is correct to the best of my knowledge and belief. I further certify that this is a Class 'A' survey. The rate of precision of the unadjusted survey is: 1/46,122.

Name: Monroe Elliott Date: Mar. 31, 1984
Monroe T. Elliot
Tenn. Reg. Land Surveyor No. 1421

SURVEY OF PROPERTY
JAMES E. FREEMAN, TRUSTEE

SCALE: 1" = 50'	APPROVED BY:	DRAWN BY M.E.
DATE: MAR. 24, 1984		REVISED

5th Civil District
Davidson County, Tn.

By
Monroe Elliott R.L.S.

DRAWING NUMBER 840301

16E84 PRINTED ON NO. 1000H CLEARPRINT

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6404 PAGE 318

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

418693.00- CAMT.
1088.62 CSTAX
.50 PRFEE
27.00 WDEED
CHECK 1116.12-
9183A10/16/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15949

IDENTIF. REFERENCE

OCT 16 4 23 PM '84

REGISTER
DAVIDSON COUNTY, TN

No.0077472