This Instrument Was Prepared By:
Hugh C. Howser, Esq.
Trabue, Sturdivant & DeWitt
27th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

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Address New Owner(s):
Don L. Smith, Trustee
700 Metropolitan Federal Bldg.
230 Fourth Avenue, North
Nashville, TN 37219

Send Tax Bills to:
New Owners

Map: 85
Parcels: 43
Field Books: 4D-11700

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WAGG DEVELOPMENT COMPANY, (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to DON L. SMITH, TRUSTEE, (the "Grantee"), his successors and assigns, with full power to sell, transfer and convey without joinder of beneficiary, the following described land in Davidson County, Tennessee, to-wit:

Land in the 4th Civil District of Davidson County, Tennessee, being Tract No. 1 on the Plan of the Resubdivision of Stones River Industrial Site of record in Plat Book 5200, page 339, Register's Office for Davidson County, Tennessee.

Beginning at a concrete monument in the northwest margin of Brandau Road, said point being the southwest corner of the property conveyed to Rogers Manufacturing Company, Inc. by deed from A. Battle Rodes, Trustee of Tennessee Central Railway Company of record in Book 4427, Page 765, Register's Office for said County and being the southeast corner of Hagar; thence N 53° 32' 04" W 25.00 feet to a concrete monument; thence N 66° 23' W 671.00 feet to a concrete monument in the southeast margin of the L & N Railroad; thence with said margin of said railroad N 32° 41' 59" east 156.93 feet to a point; thence continuing with said margin of said railroad and with a curve having a radius of 1,551.276 feet a distance of 583.21 feet in a northeasterly direction to a point, said point being the northeast corner of Tract No. 1 of said survey and the northwest corner of Tract No. 2; thence with the southwest line of Tract No. 2 S 53° 32' 04" east 618.80 feet to a point in the northwesterly margin of Brandau Road; thence with said margin of Brandau Road S 36° 27' 56" W 582.83 feet to the point of beginning, containing, according to said survey, 10.14 acres.

Being part of the property conveyed to Wagg Development Company by deed from Rogers Manufacturing Company, Inc., a Tennessee corporation of record in Book 5728, page 373, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to 1985 Taxes, which have been prorated and assumed by Grantee.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and his successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, his successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28th day of May, 1985.

WAGG DEVELOPMENT COMPANY

By: S.V. Allen

Its: President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, aforesaid, personally appeared S.V. Allen with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President, of WAGG DEVELOPMENT COMPANY, the within named bargainor, a corporation, and that he as such 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 President.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of May, 1985.

Notary Public

My Commission Expires: 4/2/86

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $95,000.00.

Affiant

Subscribed and sworn to before me, this 29th day of May, 1985.

Notary Public

My Commission Expires: 11/7/88.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

IDENTIF. REFERENCE

MAY 31 3 56 PM '85

FELIX E. DELAUNTER REGISTER DAVIDSON COUNTY, TN

J 0 9 2 1 3

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6570 PAGE 702

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

95000.00- CAMT.
247.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 253.50-
3436A05/31/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J0921 3

IDENTIF. REFERENCE

IDENTIF. [illegible]
MAY 31 3:50 PM '85
[illegible]

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 139982