This instrument prepared by
Ervin M. Entrekin, Attorney,
21st Floor, First American Center,
Nashville, Tennessee 37238

BOOK 7222 PAGE 455

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Mike Rose Foods, Inc. 189 Spence Lane Nashville, Tennessee 37211	SAME	Pt. Map 94 Parcel 42

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged,

ROBERT N. GREGORY, TRUSTEE, with full power, has this day bargained and sold and does hereby transfer and convey unto MIKE ROSE FOODS, INC., its successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee and being more particularly described as follows:

BEGINNING at an iron pin found at the intersection of the westerly right-of-way line of Spence Lane (60 feet wide) and the northerly line of a Tennessee Valley Authority transmission line easement (100 feet wide), said point being the easterly corner of that parcel of land conveyed to Mike Rose Foods, Inc. of record in Book 5838, page 715; thence, with said northerly TVA easement line, south 61° 47' 00" west 552.51 feet to an iron pin found in the easterly right-of-way line of the CSX Railroad (aka Louisville and Nashville Railroad); then, with said right-of-way line, north 24° 54' 00" west 91.68 feet to an iron pin set; thence, a new line of division, north 71° 21' 51" east 524.99 feet to an iron pin set in the aforesaid westerly right-of-way line of Spence Lane; thence, with said right-of-way line, south 21° 53' 00" east 4.18 feet to the point of beginning and containing 0.57 of an acre of land.

Being a part of the same real property conveyed to Robert N. Gregory, Trustee of record in Book 6780, page 926, Register's Office for Davidson County, Tennessee as corrected by Deed of Correction in Book 7130, page 503, Register's Office for Davidson County, Tennessee.

The above described property is not a building site. The property is conveyed to the adjoining property owner for the purpose of enabling said property owner to expand its driveway serving its existing building. This parcel may not be sold as a separate parcel. It may only be sold together with that parcel of land conveyed to Mike Rose Foods, Inc. of record in Book 5838, page 715 unless a subdivision plan of the entire property is recorded and approved by the Metropolitan Nashville and Davidson County Planning Commission.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Mike Rose Foods, Inc., a Tennessee corporation, its successors and assigns forever, Robert N. Gregory, Trustee does covenant that he 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 for current taxes and as otherwise indicated herein.

He does further covenant and bind himself, his successors and assigns to warrant and forever defend the title to said real estate to the said Mike Rose Foods, Inc., its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, this deed has been executed this 30th day of April, 1987.

ROBERT N. GREGORY, TRUSTEE

2122

IDENTIFICATION REFERENCE

MAY 1 3 09 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT N. GREGORY, TRUSTEE, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 30th day of April, 1987.

Patty J. Welch
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-21-90.

PATTY J. WELCH NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 24,834.

Subscribed and sworn to before me, this the 30 day of April, 1987.

Harry Shearon
AFFIANT

Susann B. Shearon
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-89
(AFFIX SEAL)

SUSANN B. SHEARON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Nov. 12, 1989

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

RECEIVED OF _____

FOR _____

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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
			24829.00- CAMT.	
			69.44 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	75.94-
			1836A05/01/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2122

IDENTIFI REFERENCE

MAY 1 3 09 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 76494