BOOK 9591 PG 713

Mail

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

ADDRESS NEW OWNER:

COUNTRY MAID FARMS, INC.
3832 DRY FORK ROAD
WHITES CREEK, TN 37189

MAP/PARCEL NUMBER:

P/O MAP 040
P/O PARCEL 003.

SEND TAX BILLS TO:

SAME

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER, IS $70,000.00.

Sandra Fisher
AFFIANT

Subscribed and sworn to me, this the 21 ST day of DECEMBER, 1994.

Notary Public
My commission expires: 5-11-96

95 FEB -9 AM 9:02
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

32880
IDENTIF. ↑ REFERENCE

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, I, WILLIAM H. THOMPSON, JR., A MARRIED MAN, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said COUNTRY MAID FARMS, INC., A TENNESSEE CORPORATION, hereinafter referred to as GRANTEES, ITS successors and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is UNIMPROVED property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, ITS successors and assigns forever, I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

I further covenant and bind MYSELF AND MY heirs and representatives, to warrant and forever defend the title to said GRANTEE, ITS successors and assigns, against the lawful claims of all persons.

JEAN O. THOMPSON, wife of William H. Thompson, Jr., the Grantor herein, joins in this conveyance for the sole purpose of conveying any right, title and interest she may have in and to the property described herein, marital or otherwise.

WITNESS OUR HANDS this 21ST day of DECEMBER, 1994.

William H. Thompson Jr.
WILLIAM H. THOMPSON, JR.,

Jean O. Thompson
JEAN O. THOMPSON

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM H. THOMPSON, JR., AND WIFE, JEAN O. THOMPSON, the within named BARGAINORS, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that THEY executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 21ST day of DECEMBER, 1994.

Teresa C. Allen
notary public

My commission expires: 5-11-96

NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

EXHIBIT 'A'

Land in the First Councilmanic District, Second Civil District of Davidson County, Tennessee, being 4.37 acres, more or less, and being more particularly described per survey of Crawford Land Surveyors, P.C. dated 12/15/94, as follows, to wit:

Beginning at a corner post at the intersection of the Southeast corner of the Forrest L. Light property of record in Deed Book 4980, page 74, Register's Office for Davidson County, Tennessee and the westerly right-of-way of Whites Creek Pike; thence in a southerly direction along the westerly right-of-way of Whites Creek Pike 41.56 feet to a point in said right-of-way; thence along said right-of-way S 15 deg, 33 min. 01 sec. E 314.71 feet to a point in same said right-of-way; thence in a southerly direction along said right-of-way 46.64 feet, 101.11 feet, and 33.66 feet to a point in said right-of-way; thence along same said right-of-way S 11 deg. 53 min. 01 sec. E 565.21 feet to a point in said right-of-way, which point is 1444 feet, more or less, from the centerline intersection of Whites Creek Pike and Old Hickory Boulevard; thence S 78 deg. 06 min. 59 sec. W 125.72 feet, along adjoining lands of W. H. Thompson to a point, thence along other lands of W. H. Thompson the following six calls: N 16 deg. 19 min. 07 sec. W 100.84 feet to a point; N 29 deg. 28 min. 33 sec. W 104.91 feet to a point; thence N 25 deg. 41 min. 59 sec. W 63.49 feet to a point; thence N 11 deg. 20 min. 48 sec. W 211.80 feet to a point; thence N 19 deg. 51 min. 06 sec. W 192.12 feet to a point, thence N 09 deg. 51 min. 41 sec. W 409.42 feet to a point; thence along lands of Forrest L. Light N 67 deg. 48 min. 19 sec. E 165.04 feet to a corner post in the westerly right-of-way of Whites Creek Pike, the point of beginning, containing 4.37 acres, more or less.

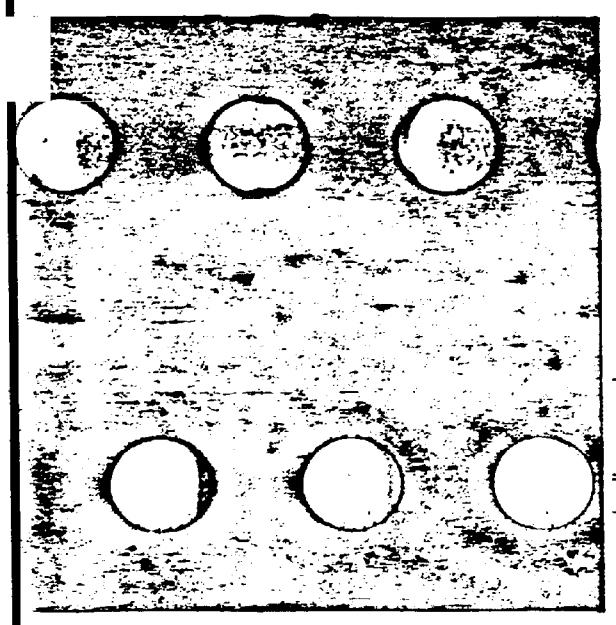
Being a portion of the same property conveyed to W. H. Thompson and wife, Odie H. Thompson, by deed from Lula Mai Holt, Widow, of record in Book 2649, page 511, Register's Office for Davidson County, Tennessee. The said W. H. Thompson having died in 1976 the property vested by operation of law in his widow, Odie H. Thompson. Odie H. Thompson died 2/17/89 testate and by her Last Will and Testament filed in the Probate Court for Davidson County, Docket no. 92346, the property vests in her son, William H. Thompson, Jr., the grantor herein.

EXHIBIT 'B'

1. Real property taxes for 1995 and all future years.

2. Subject to an easement for a functional right-of-way, a right-of-way for a scenic route, an easement for a creek channel and a 20-foot sanitary sewer easement as shown on the survey of Crawford Land Surveyors, Inc., dated December 15, 1994.

0329 02/09 0101 03CHECK 272.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

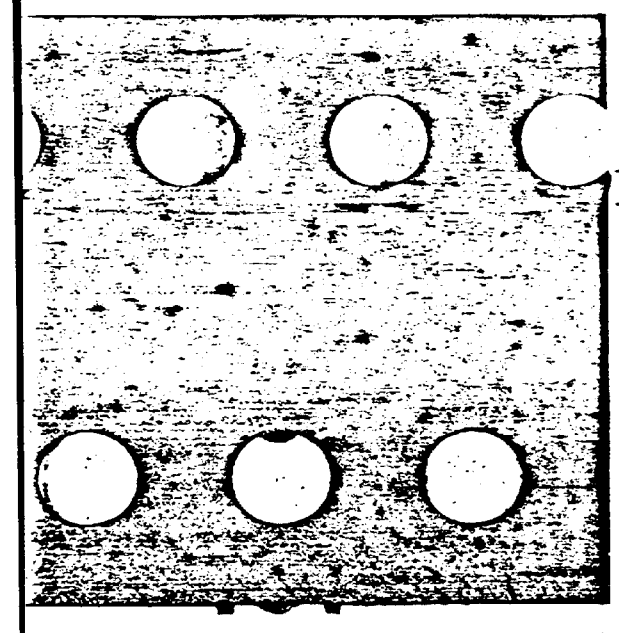
RECEIVED OF _____

FOR _____

BOOK 9591 PG 716

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



CAMT 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 12.00
TOTAL 272.00
CHECK 272.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/09/95 01 09:03 0001 0329

32880
IDENTIF. ↑ REFERENCE

95 FEB -9 AM 9:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 880058