THIS INSTRUMENT WAS PREPARED BY:
COOMER AND JENKINS, ATTORNEYS AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Regional Developers, LLC	Same	Map 98
P.O. Box 356		Parcel 52.01
Mt. Juliet, TN 37122		

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged

Roy E. Odum, Randall Odum, Bobby Odum, Alton Odum, Rosa Horton and Judy D. Jensen

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto

Regional Developers, LLC

hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Land in the 2nd Civil District of Davidson County, Tennessee, according to a survey by Joseph C. McConnell #992, MEC, Inc., Nashville, TN, dated 4/15/96, and being more particularly described as follows:

Beginning at a point in the westerly margin of New Hope Road (30 feet from the centerline), said point being the northeast corner of the Jackson property as recorded in Book 9463, page 32, R.O.D.C., TN; thence along Jackson's northerly line, North 76 deg. 38' 32" West a distance of 1273.55 feet to a point in Allen's northerly line as recorded in Book 8044, page 879, R.O.D.C., TN; thence along the lines of Allen as recorded in Book 7869, page 826, R.O.D.C., TN, North 09 deg. 03' 21" East a distance of 325.00 feet to a point; thence North 76 deg. 20' 54" West a distance of 460.00 feet to a point in the easterly line of the Jerry Butler Property as recorded in Book 9533, page 234, R.O.D.C., TN; thence along said line, North 09 deg. 05' 16" East a distance of 477.65 feet to a point; thence along the southerly line of property owned by the United States of America, South 82 deg. 26' 07" East a distance of 272.78 feet to a point; thence, South 82 deg. 25' 46" East a distance of 312.71 feet to a point, said point being the southwest corner of the Martin property as recorded in Book 7712, page 498, R.O.D.C., TN; thence along Martin's southerly line, South 82 deg. 02' 37" East a distance of 262.03 feet to a point being the most southerly corner of the Nevill property as recorded in Book 7712, page 491, R.O.D.C., TN; thence, along the southerly lines of Boner as recorded in Book 5583, page 499, R.O.D.C., TN South 52 deg. 23' 14" East a distance of 31.60 feet to a point; thence, South 81 deg. 29' 50" East a distance of 742.82 feet to a point in the westerly margin of New Hope Road; thence along said margin around a curve to the right, said curve having a central angle of 26 deg. 55' 10", an arc distance of 310.36 feet, a chord bearing of South 09 deg. 50' 21" East and a distance of 307.51 feet to a point; thence around a curve to the right, said curve having a central angle of 05 deg. 33' 02", an arc distance of 250.72 feet, a chord bearing of South 06 deg. 23' 45" West a distance of 250.62 feet to a point; thence South 09 deg 10' 15" West a

distance of 406.04 feet to the point of beginning containing 1,356,996 square feet or 31.15 acres. RB 10036 PG 496

Being the same property conveyed to William F. Odum and wife, Betty Louise H. Odum by deed from William F. Odum of record in Book 3911, page 875, Register's Office for Davidson County, TN. The said William F. Odum having since died and the property vested in Betty Louise H. Odum by estate by the entireties. Betty Louise H. Odum having since died and the property vested in Roy E. Odum, Randall Odum, Bobby Odum, Alton Odum and George W. Horton, Jr. of record in Will Book 183 page 622, Probate Court for Davidson County, TN. The said George W. Horton, Jr. having since died and his heirs at law being his wife Rosa Horton and daughter Judy D. Jensen.

This conveyance is subject to any and all existing easements of record.

Taxes for the year 1996 are prorated and assumed by the Grantee herein.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee its heirs and assigns, forever; and we do covenant with the said Grantee 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 and assigns, to warrant and defend title 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 our hands this 19th day of April, 1996.

Roy E. Odum
ROY E. ODUM

Randall Odum
RANDALL ODUM

Bobby Odum
BOBBY ODUM

Alton Odum
ALTON ODUM

Rosa Horton
ROSA HORTON

Judy D. Jensen
JUDY D. JENSEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Roy E. Odum, Randall Odum, Bobby Odum, Alton Odum, Rosa Horton and Judy D. Jensen, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of April, 1996.

My Commission Expires:

5-24-98

NOTARY PUBLIC

P.. 10036 PG 497

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $650,000.00.

AFFIANT

Subscribed and sworn to before me this 19th day of April, 1996.

My Commission Expires:

5 24 97

NOTARY PUBLIC

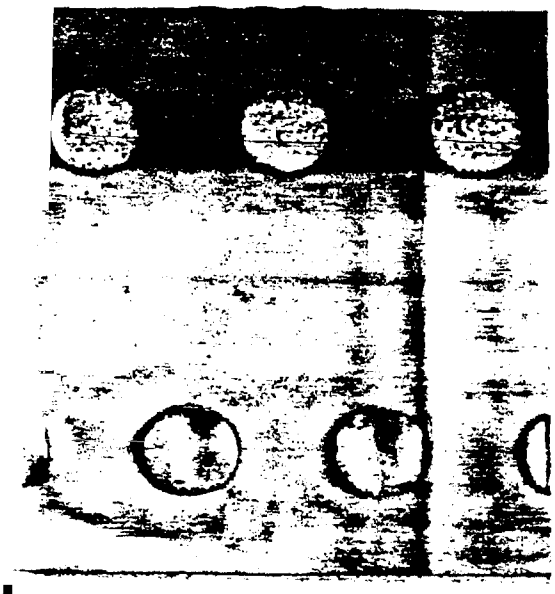
PHYLLIS LANGE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

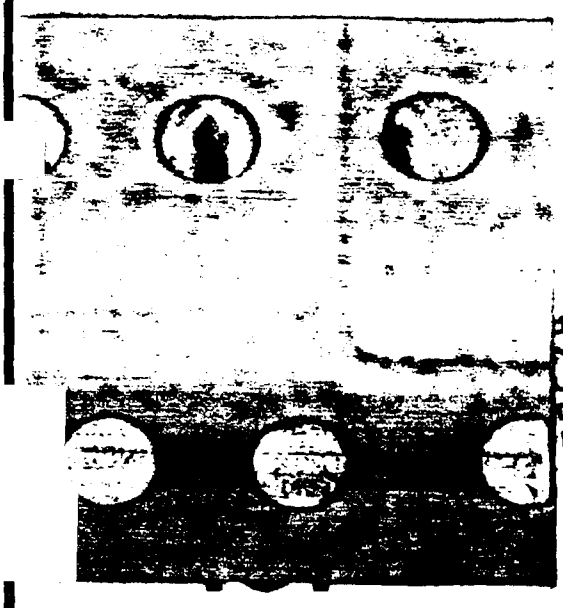
0177624
IDENTIF. ↑ REFERENCE

96 MAY -2 PM 12:28
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

1092 05/02 2:01 03CHECK 2413.00

[redacted]





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10036 PG 498

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	
				650000.00
			CON TX	2405.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	2418.00
			CHECK	2418.00
05/02/96	01	12:33	0001	7092

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. ↑ REFERENCE 0177624

0177624

96 MAY -2 PM 12:28

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1035125