Map: 42-16
Parcels: 154, 161, and 224

WARRANTY DEED

BOOK 10036 PG 731

Address of New Owner(s)

Mid-South Materials Company
Suite 100, Germantown Center
1314 5th Avenue North
Nashville, Tennessee 37208

Send Tax Bills To:

SAME

This Instrument Prepared By:

James D. Jordan
Guenther & Jordan, P.C.
860 Vanderbilt Plaza
2100 West End Avenue
Nashville, Tennessee 37203

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

The actual consideration (or value, whichever is greater) for this transfer is $251,000.00

Roland L. Jones

Subscribed and sworn to before me this 1st day of May, 1996.

Notary Public

My Commission Expires 5/24/97

FILED FOR REGISTER
DAVIDSON COUNTY, TN.
96 MAY -2 PM 1:23

IDENTIF. ▲ REFERENCE
0177682

For and in Consideration of the sum of Two Hundred Fifty-One Thousand Dollars ($251,000.00) and other good and valuable consideration (the receipt of which is hereby acknowledged), I, **John K. Cartwright** ("Grantor") have bargained and sold, and by these presents do transfer and convey to **Mid-South Materials Company**, its successors and assigns, ("Grantee") a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows:

SEE PROPERTY DESCRIPTION
ATTACHED AS EXHIBIT A

Being the same property conveyed to John K. Cartwright and Herschel Lassiter, as tenants in common, by deed from John J. Archer, Trustee, of record in Deed Book 6751, Page 305, Register's Office for Davidson County, Tennessee. Herschel Lassiter is deceased, and his interest in the property was conveyed to John K. Cartwright by Linda Faye Lassiter and Candice Lynn Lassiter Roland, Herschel Lassiter's surviving spouse and only child, respectively, by deed of record in Book 9105, Page 554, said Register's office. The property description in this deed is taken from the prior deed.

This is improved property, known as 310 Madison Street, Madison, Tennessee.

To have and to hold the above described tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to Grantee, and the heirs and assigns of Grantee, forever.

Grantor represents to Grantee that he is lawfully seized and possessed of the above described land in fee simple; has a good right to convey it, and the same is unencumbered.

Grantor binds Grantor and the heirs and representatives of Grantor to warrant and forever defend the title to the above described land to Grantee and the successors and assigns of Grantee, against the lawful claims of all persons.

Witness this 1st day of May, 1996.

BOOK 10036 PG 732

John K Cartwright
John K. Cartwright

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, James D. Jordan, a Notary Public in and for the above County and State, the within named **John K. Cartwright**, the bargainor(s), 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 1st day of May, 1996.

NOTARY PUBLIC

My Commission Expires 5/24/97

941.70 03CHECK 2.01 07/02 07:

EXHIBIT A

Land at Madison, in the County of Davidson, State of Tennessee being more particularly described as follows:

TRACT 1:

Being Lots Nos. 21 and 22 on the plan of Douglas-Levine Subdivision at Madison, Tennessee, as of record in Book 547, page 44, Register's Office for Davidson County.

Said Lot No. 21 fronts 163.5 feet on the northerly side of Madison Station Road and runs back 333.05 feet on the easterly line and 355.3 feet on the westerly line, with the easterly right-of-way line of the L & N railroad to the southerly line of lot No. 22, measuring 129.7 feet thereon.

Said Lot No. 22 fronts 104.3 feet on the southerly side of Woodruff Street and runs back 285 feet, more or less, on the easterly line and 278.8 feet on the westerly line, with the easterly right-of-way line of the L & N Railroad, to the northerly line of lot No. 21, measuring 129.7 feet thereon.

TRACT 2:

BOOK 10036 PG 733

Parcel 1:

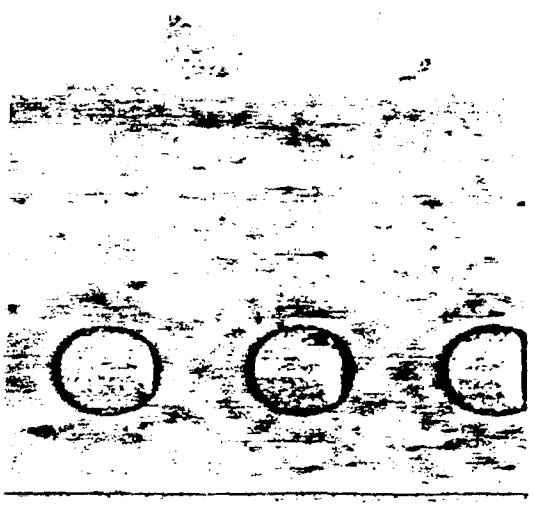
Beginning at the point of intersection of the center line of Madison Street with the southeasterly right of way line of the Grantor, said point also being forty two (42) feet southeasterly from and at right angles to the center line of the south bound main track of the Louisville Division, formerly the Main Stem 2nd Division of the railroad of the Grantor at Valuation Station 2010+13.26, which point is five hundred one and seventy four hundredths (501.74) feet, more or less, measured northeastwardly along the center line of said south bound main track from Mile Post 178 from Louisville, Kentucky; thence southwestwardly along a line forty two (42) feet southeastwardly from and parallel to the center line of said south bound main track a distance of eighty and five tenths (80.5) feet to a point opposite Valuation Station 2010+93.76; thence eastwardly forming an interior angle of 76 deg. 00' a distance of forty nine and forty seven hundredths (49.47) feet to a point; thence northeastwardly forming an interior angle of 104 deg. 00' a distance of sixty one (61.0) feet to a point in the southerly right of way line of Madison Street; thence eastwardly with the southerly right of way line of said Madison Street a distance of ten and thirty one hundredths (10.31) feet to a point; thence northeastwardly forming an interior angle of 104 deg. 00' a distance of nineteen and five tenths (19.5) feet to a point in the center line of said Madison Street; thence westwardly forming an interior angle of 76 deg. 00' along the center line of said Madison Street a distance of fifty nine and seventy eight hundredths (59.78) feet to the point of beginning, containing four thousand thirty nine (4,039) square feet, more or less.

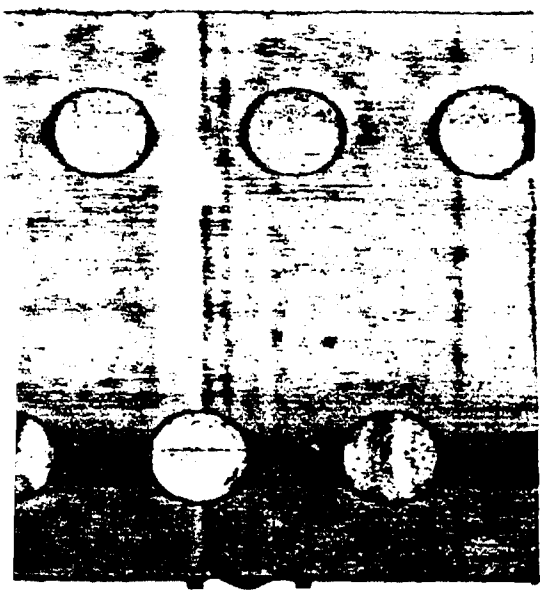
Parcel 2:

Beginning at a point in the northwesterly corner of the herein above described tract of land; thence eastwardly along the northerly line of said hereinabove described tract of land a distance of fifty nine and seventy eight hundredths (59.78) feet to a point in the northeast corner of said hereinabove described tract; thence northeastwardly forming an interior angle of 104 deg. 00' a distance of nineteen and five tenths (19.5) feet to a point in the northerly right of way line of Madison Street; thence westwardly forming an interior angle of 76 deg. 00' along the northerly right of way line of said Madison Street a distance of fifty nine and seventy eight hundredths (59.78) feet to a point in the southeasterly right of way line of the Grantor forty two (42) feet southeastwardly from and at right angles to the center line of the south bound main track of the railroad of the Grantor at Valuation Station 2009+93.76; thence southwestwardly along the southeasterly right of way line of the Grantor forty two (42) feet southeastwardly from and parallel to the center line of said south bound main track a distance of nineteen and five tenths (19.5) feet to the point of beginning, containing one thousand, one hundred thirty one (1,131) square feet, more or less.

Parcel 3:

Beginning at a point in the southeast corner of a tract of land conveyed to Franklin Builders Supply Company, Inc., by the Grantor herein by deed dated November 1, 1968, said point being eighty seven (87) feet, more or less, eastwardly from and at right angles to the center line of the south bound main track of the Louisville Division formerly the Main Stem Second Division of the railroad of the Grantor at Valuation Station 2010 + 81, which point is four hundred thirty four (434) feet measured northwardly along the center line of said south bound main track from Mile Post 178 from Louisville, Kentucky; thence North 16 deg. 0' East along the east line of said conveyance, eighty seven (87) feet eastwardly from and parallel to the center line of said south bound main track, sixty one (61) feet to a point; thence South 88 deg. East, continuing along said conveyance, ten and thirty one hundredths (10.31) feet to a point, ninety seven (97) feet eastwardly from and at right angles to the center line of said South bound main track; thence North 16 deg. 0' East along said conveyance and a line ninety seven (97) feet, more or less, eastwardly from and parallel to the center line of said south bound main track nineteen and five tenths (19.5) feet to a point opposite Valuation Station 2009 + 98, in the center line of Madison Avenue; thence South 88 deg. 0' East along the center line of said Madison Avenue, fifty and fifteen hundredths (50.15) feet to a point thirty-five (35) feet west of the east right-of-way line of the Grantor; thence South 16 deg. 0' West along a line thirty five (35) feet westwardly from and parallel to the east right-of-way line of the Grantor eighty and five tenths (80.5) feet to a point; thence North 88 deg. 0' West, sixty and forty six hundredths (60.46) feet to the point of beginning, containing four thousand, five hundred twenty eight (4,528) square feet, more or less.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10036 PG 734

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
251000.00

CON TX	928.70
PRFEE	1.00
TDEED	12.00
ERR	CO
TDEED	12.00-
WDEED	12.00
TOTAL	941.70
CHECK	941.70

05/02/96 01 13:25 0001 7151

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0177682
IDENTIF. ← REFERENCE

96 MAY -2 PM 1:23

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1035183