STATE OF TENNESSEE 7456
COUNTY OF ~~Davidson~~ Robertson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 151,059.88

E. Ed Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 19 97.

Notary Public
MY COMMISSION EXPIRES: 7/25/98

BOOK 10483 PG 611

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Grassroots Sod Farm, Inc.	First Union National Bank of Tenne88e08	
(NAME)	(NAME)	
4478 Cleece's Ferry Roaad	301 S. College Street, NC1120	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tn 37218	Charlotte, NC 28288-1120	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Richard Head and Charles Head

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Grassroots Sod Farm, Inc.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson **COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:**

See exhibit A attached hereto and made a part hereof.

1/55 06/11 0101 03CHECK 571-93

0314746
IDENTIF. ← REFERENCE

97 JUN 11 AM 9:39
FELIX A. NELSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

This is improved property known as 4478 Cleece's Ferry Road, Nashville, TN 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, 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 their hand s this 21st day of May, 19 97.

Richard Head
Richard Head

Charles Head
Charles Head

File No.: 7456

BOOK 10483 PG 612

ATTACHMENT

LAND in the 13th Civil District of Davidson County, Tennessee, being described as follows: BEGINNING at a point in Roy H. Hooper's south line at the northeast corner of the tract described herein and in the right of way of Old Hickory Boulevard; thence N 80-1/2 deg. W 213 feet to a point; thence S 86-1/2 deg. W 372 feet to the center line of Cleeces' Ferry Road; thence with the same, S 8 deg. E 222 feet and S 9 deg. 35 mins. E 511 feet; thence leaving the centerline of said road S 73 deg. W 1,200 feet to a point; thence N 6 deg. E 1,461 feet to a point; thence N 80 deg. W 203 feet to a locust post; thence westwardly with the meanders of a creek 1,320 feet to the low-water mark on the easterly bank of the Cumberland River; thence with said low-water mark, S 2 deg. 40 mins. E 2,103 feet to a creek; thence easterly with the meanders of said creek 2,550 feet to a point; thence S 81 deg. E 530 feet to a point; thence with a fence N 89 deg. 55 mins. E 429.21 feet to an iron pin; thence N 28 deg. 12 mins. 42 secs. E 122.7 feet to an iron pin; thence N 5 deg. 19 mins. 16 secs. W 220.22 feet to an iron pin; thence N 40 deg. 49 min. 18 secs. E 257.77 feet to an iron pin; thence crossing Cleeces' Ferry Road N 42 deg. 53 mins. E 60.9 feet to an iron pin; thence N 56 deg. 40 mins. E 325.61 feet to an iron pin; thence S 85 deg. 8 mins. 21 secs. E 154.34 feet to an iron pin in the right of way of Old Hickory Boulevard; thence 540 feet northwardly with the said right of way to the point of beginning, containing 65.61 acres, more or less, according to a survey by Terry W. Jenkins dated December 14, 1984.

INCLUDED but expressly EXCLUDED from the above described as follows: Beginning at a point in the east margin of Cleeces Ferry Road, the same being Roy Hooper's southwest corner; thence with Hooper's south line, N 89 deg. 28 mins. 31 secs. E 366.29 feet to an iron pin; thence S 77 deg. 12 mins. 17 secs. E 130.741 feet to an iron pin; thence S 7 deg. 10 mins. 40 secs. E 154.665 feet to an iron pin; thence S 89 deg. 28 mins. 31 secs. W 490 feet to a point in the west margin of said road; thence with the west margin of said road, with a curve having a radius of 8645.46 feet, a distance of 184.99 feet, to the beginning, containing 2.02 acres, more or less, according to survey of William M. Keel, Tennessee No. 990, dated November 13, 1989.

BEING part of the same property conveyed to by deed from Kirk Johnson and wife, Sheila Johnson, filed of record in Book 7821, page 782, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

BOOK 10483 PG 613

7456

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Robertson

Personally appeared before me, John M Cannon, a Notary Public in and for said County and State, the within named

Richard Head and Charles Head

the bargainor s, 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 21st day of May, 19 97.

My commission expires 7/25/98

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 10483 PG 614

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	
				151059.88
			CON TX	558.93
			PRFEE	1.00
			WDEED	12.00
			TOTAL	571.93
			CHECK	571.93
06/11/97	01		09:36 0001	1755

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03146746
IDENTIF. # REFERENCE

97 JUN 11 AM 9:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1161660