30

BOOK 11056 PAGE 887

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value whichever is greater, for this transfer is $ ~~240,000.00~~ 240,000.00
Subscribed and sworn to before me, this the 30th day of July
19 98

Affiant

My commission expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
(Affix Seal)

Notary Public

My Commission Expires November 25, 2000

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #9821484
7000 Executive Center Drive, Suite 100, Brentwood, TN 37027

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Butler Developers, LLC	New Owner
5068 Murfreesboro Road	
STREET ADDRESS	STREET ADDRESS
LaVergne, TN 37086	
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 164 145	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Sanders and McCrary Joint Venture, a Tennessee joint venture

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Butler Developers, LLC

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION

Being all of the property conveyed to Sanders and McCrary Joint Venture, a Tennessee joint venture composed of Larry Ted Sanders and Eddie McCrary by Deed of record in Book 10521 page 503, and re-recorded in Book 10532, page 407, Register's office for said County.

IDENTIF. ✦ REFERENCE 047230S

98 AUG -7 AM 10:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

THIS IS UNIMPROVED PROPERTY KNOWN AS Route 2 Old Hickory Blvd., Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 our hand this 2nd day of July, 19 98

Eddie McCrary

Larry Ted Sanders

4100 98/07 01:01 03CHECK 907.00

FB-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Williamson

On this 2nd day of July, 1998, before me personally appeared Eddie McCrary to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires: 3/24/2001

Mrs. Douglas L. Sanders
Notary Public

State of Tennessee
County of Williamson

On this 30th day of July, 1998, before me personally appeared Larry Ted Sanders to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

EXHIBIT "A"

Land Description
Remaining Portion of Meadow Woods Future Development
6/30/98

Land in the 2nd Civil District of Davidson County, Tn. and being more particularly described as follows:

Beginning at the southeast corner of lot 83, 2nd Revision of Meadow Woods Phase One as recorded in Bk. 9700, Pg. 570 R.O.D.C., Tn.;

Thence, S 21°36'48"W, 1,306.25 feet;

Thence, along the northerly margin of Old Hickory Blvd. S 73°38'43"W, 115.00 feet;

Thence, along the northerly lines of Lynda Collins as recorded in Bk. 7070, Pg. 237 R.O.D.C., Tn., N 77°34'31"W, 25.64 feet;

Thence, N 81°37'17"W, 223.10 feet;
Thence, N 83°00'12"W, 181.99 feet;

Thence, along the easterly lines of Thomas C. Evans as recorded in Bk. 3032, Pg. 135 R.O.D.C., Tn., N 11°44'48"E, 85.13 feet;

Thence, N 08°23'49"E, 306.26 feet;
Thence, N 07°54'35"E, 795.04 feet;
Thence, N 06°27'40"E, 141.97 feet;

Thence, along the easterly line of Metro Government property as recorded in Bk. 9699, Pg. 468, R.O.D.C., Tn., N 16°30'31"E, 52.58 feet;

Thence, along the southerly lines of Meadow Woods Phase One, S 81°32'13"E, 160.00 feet;

Thence, S 08°27'47"W, 22.55 feet;
Thence, S 81°32'13"E, 190.44 feet;
Thence, S 08°27'48"W, 9.11 feet;

Thence, S 78°33'55"E, 483.14 feet to the point of beginning and containing 20.96 Acres.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT "A"

BOOK 11056 PAGE 890

Land Description
Remaining Portion of Meadow Woods Future Development
6/30/98

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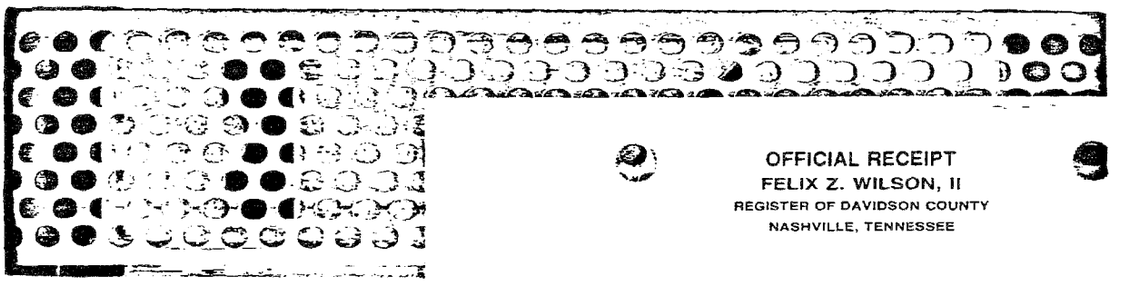
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Thence, S 08°27'48"W, 9.11 feet;

Thence, S 78°33'55"E, 483.14 feet to the point of beginning and containing 20.96 Acres,



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

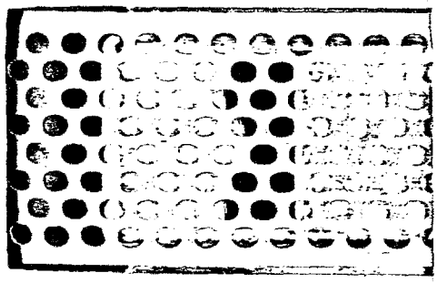
RECEIVED OF _____

FOR _____

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

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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0472305
IDENTIF. ↑ REFERENCE
98 AUG -7 AM 10:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

CAMT	240000.00
CON TX	888.00
PRFEE	1.00
WDEED	16.00
CFEE	2.00
TOTAL	907.00
CHECK	907.00

08/07/98 01 11:00 0001 4100

No. 1329672