99 APR 14 AM 11:26
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

INDEXING REFERENCE

49 057971

This Instrument Was Prepared By:

Jack F. Stringham II, Attorney at Law,
Suite 1500, Nashville City Center,
511 Union Street,
Nashville, Tennessee 37219

BOOK 11431 PG. 138

GENERAL WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO	MAP/PARCEL
JL Investments, LLC 315 Deaderick Street, Suite 1600 Nashville, Tennessee 37219-1600	Same	Map 174, Parcel 83

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **JAMES RICHARD KIEFFER and wife, PATRICIA A. KIEFFER** ("the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **JL INVESTMENTS, LLC** (the "Grantee"), a Tennessee limited liability company, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

See Exhibit A

The legal description contained herein is the same as that contained in a survey prepared by Jimmy W. Springer, License No. 825, Cherry Land Surveying, Inc., 622 West Iris Drive, Nashville, Tennessee 37204, dated February 5, 1999.

This is property located on Cane Ridge Road, Antioch, Davidson County, Tennessee 37013.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors 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 set forth on attached Exhibit B; 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 Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands, this 13th day of April, 1999.

James Richard Kieffer
JAMES RICHARD KIEFFER

Patricia A. Kieffer
PATRICIA A. KIEFFER

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

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 11431 PG. 139

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **JAMES RICHARD KIEFFER** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of April, 1999.

Jack F Stringham II
Notary Public

My Commission Expires:

JACK F. STRINGHAM, II
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 28, 2002

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **PATRICIA A. KIEFFER** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of April, 1999.

Jack F Stringham II
Notary Public

My Commission Expires:

JACK F. STRINGHAM, II
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 28, 2002

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 11431 PG. 140

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $506,630.00.

Affiant

Subscribed and sworn to before me,
this the 13th day of April, 1999.

Notary Public

My Commission Expires:

JACK F. STRINGHAM, II
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 28, 2002

BEING A TRACT OF LAND LYING IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD SET AT THE INTERSECTION OF THE SOUTHERLY PROPERTY LINE OF THE PROPERTY OF BRUCE F. BURGESS, ET UX, AS OF RECORD IN DEED BOOK 5939, PAGE 685, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND THE WESTERLY RIGHT-OF-WAY LINE OF CANE RIDGE ROAD, 50 FEET IN WIDTH, SAID IRON ROD BEING LOCATED AT N:616048.4280, E:1777440.3976 TENNESSEE STATE PLANE COORDINATE SYSTEM (NAD-83) 1990 WHICH WAS OBTAINED BY GPS OBSERVATION;

THENCE WITH THE WESTERLY RIGHT-OF-WAY LINE OF CANE RIDGE ROAD ALONG A CURVE TO THE LEFT, WITH AN ARC LENGTH OF 339.01 FEET, THE RADIUS OF WHICH IS 372.00 FEET, THE CENTRAL ANGLE OF WHICH IS 52 DEG 12 MIN 55 SEC, THE CHORD OF WHICH IS SOUTH 52 DEG 46 MIN 28 SEC EAST, 327.40 FEET TO AN IRON ROD SET;

THENCE SOUTH 78 DEG 52 MIN 55 SEC EAST, 205.92 FEET TO AN IRON ROD SET AT A CORNER COMMON WITH THE PROPERTY OF JAMES R. KIEFFER, ET AL, AS OF RECORD IN DEED BOOK 7023, PAGE 171, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF CANE RIDGE ROAD WITH THE NORTHERLY PROPERTY LINE OF JAMES R. KIEFFER, ET AL, SOUTH 58 DEG 21 MIN 50 SEC WEST, 1213.38 FEET TO AN IRON ROD SET;

THENCE NORTH 62 DEG 55 MIN 13 SEC WEST, 237.63 FEET TO AN IRON ROD SET;

THENCE NORTH 72 DEG 25 MIN 13 SEC WEST, 362.41 FEET TO AN IRON ROD SET;

THENCE NORTH 76 DEG 55 MIN 13 SEC WEST, 343.59 FEET TO AN EXISTING TACK IN STONE AT A CORNER COMMON WITH THE PROPERTY OF GEORGE T. JOHNSON, ET UX, AS OF RECORD IN DEED BOOK 6415, PAGE 881, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE WITH THE WESTERLY PROPERTY LINE OF GEORGE T. JOHNSON, ET UX, NORTH 07 DEG 36 MIN 37 SEC EAST, 745.79 FEET TO AN EXISTING IRON ROD;

THENCE CONTINUING WITH THE SOUTHERLY PROPERTY LINE OF GEORGE T. JOHNSON, ET UX AND WITH THE SOUTHERLY PROPERTY LINE OF SAID BRUCE F. BURGESS, ET UX, SOUTH 83 DEG 17 MIN 22 SEC EAST, 1372.70 FEET TO THE POINT OF BEGINNING. CONTAINING 1,210,836 SQUARE FEET (27.797 ACRES MORE OR LESS).

BEING THE SAME PROPERTY CONVEYED TO JAMES R. KIEFFER, ET UX, AS OF RECORD IN DEED BOOK 4799, PAGE 492, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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

EXHIBIT B

BOOK 11431 PG. 142

1. Taxes for the year 1999.

2. Easement for the flow of a creek.

3. That portion of the property within the bounds of Cane Ridge Road.

4. Easement to the United States of America as set forth in an instrument of record in Book 4428, page 565, Register's Office for Davidson County, Tennessee.

2249 04/14 0101 03CHECK 1897.53

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK **11431** PG. **143**

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

05739711

IDENTIFICATION REFERENCE

99 APR 14 AM 11:27

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	506630.00
CON TX	1874.53
PRFEE	1.00
WDEED	20.00
CFEE	2.00
TOTAL	1897.53
CHECK	1897.53

04/14/99 01 11:29 0001 2249

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1451224