Box 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $720,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JUNE, 1999.

Notary Public

MY COMMISSION EXPIRES: 10-9-99
(AFFIX SEAL)

BOOK 11533 PAGE 826

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry D. Butler	OWNER	**164.000 185.00164-000-102.00**
(NAME)	(NAME)	164-190 & 164-191
5068 Murfreesboro Rd		
(ADDRESS)	(ADDRESS)	
LaVergne, TN 37086		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Houston Ezell Corporation**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JERRY D. BUTLER, MARRIED**, 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 ATTACHED EXHIBIT A & EXHIBIT B

Being the same property conveyed to Houston Ezell Corporation by deed of record in Book 10124, Page 205 and Land Investment and Development Corporation by deed of record in Book 6983, Page 738, Register's Office for Davidson County, Tennessee. Land Investment and Development Corporation amended its charter to change its name to the Houston Ezell Corporation since acquiring the property.

unimproved ☒

This is improved ☐ property, known as 72 acres **Pinhook Road, Nashville, TN**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 **our hands** this **15th day of June, 1999**.

Houston Ezell Corporation

By: Ted Sanders President

State of Tennessee

County of Davidson

Before me , the undersigned a Notary Public in and for the State and County aforesaid, personally, appeared TED SANDERS, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of the Houston Ezell Corporation, a corporation, and that he as such President executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of June, 1999.

notary public

Commission expires:
10-9-99

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

EXHIBIT A

DESCRIPTION OF HOUSTON EZELL CORPORATION PROPERTY

This being a tract of land in the Second Civil District of Davidson County, Tennessee, and being Parcels 102.00, 185.00, 190.00, & 191.00 as shown on Davidson County Property Map 164-00 and being described according to this survey dated June 1, 1999, and being more particularly described as follows:

Beginning at a iron pin found in the north right-of-way of Pin Hcok Road said pin being North 67°45'07" West, a distance of 183.26 feet from the intersection of Pin Hook Road with Pin Hook Drive said point being the southeast corner of the Buford J. Steele property of record in book 5065, page 449 in the Register's Office for Davidson County, Tennessee; thence with Steele's east line along a fence North 00°41'35" West, a distance of 388.91 feet to a iron pin found near a fence corner at the northeast corner of Steele; thence with Steele's north boundary along a fence, North 84°05'39" West, a distance of 203.30 feet to a iron pin found at the northeast corner of the Kenneth Treftz property of record in book 7393, page 392 in the Register's Office for Davidson County, Tennessee; thence runs with Trevtz's north boundary, North 83°24'09" West, a distance of 140.36 feet to a iron pin found at the northeast corner of the Brad Crain & Lesa Ferrell property of record in book 11148, page 892 in the Register's Office for Davidson County, Tennessee; thence runs with the north boundary of said Crain & Ferrell property, North 84°57'47" West, a distance of 145.67 feet to a iron pin found near a fence corner at the northwest corner of Crain & Ferrell in the west boundary of the Jefferson Davis property of record in book 2961, page 201 in the Register's Office for Davidson County, Tennessee; thence with the east boundary of Davis, North 05°57'41" East, a distance of 471.73 feet to a ½" diameter iron re-bar pin with cap set, the northeast corner of the Davis property; thence runs with Davis' north boundary, North 89°13'57" West, passing the northeast corner of the William Troupe property of record in book 2961, page 199 in the Register's Office for Davidson County, Tennessee at approximately 165 feet in all a distance of 315.00 feet to a iron pin found, the northwest corner of Troupe and the northeast corner of the Laura Norris & Bernice Duvall property of record in book 5437, page 87 in the Register's Office for Davidson County, Tennessee; thence runs with the north boundary of said Norris & Duvall property, North 89°13'58" West, a distance of 209.86 feet to a concrete monument found at the northeast corner of the Zack E. Avent property said point also being the northeast corner of Lot 2 of the Andrew King Subdivision a plat of which is of record in book 4715, page 7 in the Register's Office for Davidson County, Tennessee; thence with the north boundary of said subdivision, North 80°09'01" West, passing the northeast corner of Lot 1 and

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

continuing with same a distance of 356.63 feet to a iron pin found at the northwest corner of the King subdivision, the northeast corner of the Catherine L. Taylor property said point being in the center of a 50-foot permanent easement for ingress and egress of record on the aforementioned subdivision plat; thence runs with the Taylor north boundary, North 81°14'18" West, a distance of 359.12 feet to a ½" diameter iron re-bar pin with cap set at the northeast corner of the David Hampton property of record in book 5162, page 451 in the Register's Office for Davidson County, Tennessee; thence runs with Hampton, North 86°01'19" West, a distance of 204.90 feet to a ½" diameter iron re-bar pin with cap set near a fence corner and in the east boundary of the Daniel McCollum property of record in book 10329, page 50 in the Register's Office for Davidson County, Tennessee; thence runs with McCollum, North 04°35'59" East, a distance of 660.50 feet to a iron pin found in the south boundary of the Elizabeth Pope property of record in book 10417, page 890 in the Register's Office for Davidson County, Tennessee; thence runs with Pope, North 88°53'25" East, a distance of 700.00 feet to a ½" diameter iron re-bar pin with cap set; thence North 04°27'36" East, a distance of 266.00 feet to a iron pin found at the southwest corner of the Giacchino Spiezio property of record in book 4281, page 954 in the Register's Office for Davidson County, Tennessee; thence runs with Spiezio, South 84°25'46" East, passing the southwest corner of the Kenneth Meroney property of record in book 10087, page 657 in the Register's Office for Davidson County, Tennessee a distance of 713.34 feet to a ½" diameter iron re-bar pin with cap set; thence continuing with Meroney, South 86°03'32" East, a distance of 295.17 feet to a iron pin found at the southwest corner of the E.A. Brent property of record in book 2634, page 530 in the Register's Office for Davidson County, Tennessee; thence continuing with Brent, South 86°03'32" East, a distance of 1316.35 feet to a iron pin found in the west boundary of the Allen Newcomb property of record in book 9062, page 969 in the Register's Office for Davidson County, Tennessee; thence South 03°57'56" West, a distance of 527.01 feet to a ½" diameter iron re-bar pin with cap set in the north boundary of the Randall Robertson property of record in book 7549, page 313 in the Register's Office for Davidson County, Tennessee; thence with said boundary, North 85°40'01" West, a distance of 517.13 feet to a iron pin found; thence South 09°11'48" West, a distance of 411.97 feet to a ½" diameter iron re-bar pin with cap set at the northwest corner of the A. C. Robertson property of record in book 2437, page 112 in the Register's Office for Davidson County, Tennessee; thence South 01°59'07" West, a distance of 41.24 feet to a iron pin found; thence South 04°53'50" West, a distance of 377.18 feet to a iron pin

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

found; thence South 09°57'40" West, a distance of 173.59 feet to a iron pin found; thence South 07°46'19" West, a distance of 414.42 feet to a iron pin found in the north right-of-way of Pin Hook Road; thence with the said right-of-way the following: North 84°19'22" West, a distance of 65.93 feet to a iron pin found; thence North 81°09'34" West, a distance of 160.03 feet to a iron pin found, the beginning of a curve concave to the north having a radius of 1117.99 feet and a central angle of 5°25'11" and being subtended by a chord which bears North 78°28'47" West 105.71 feet; thence westerly along said curve, a distance of 105.75 feet to an iron pin found; thence North 75°42'16" West, a distance of 153.00 feet to the Point of Beginning. Containing 76.070 ACRES, more or less as calculated by the above courses and distances.

Included in the above description but excluded are the following two tracts:

BERTHA McLAIN & JOAN ROBERTS PROPERTY (Tract 1)

Beginning at a iron pin found on the east side of a gravel drive, said point being North 85 09'08" West, a distance of 373.04 feet from the northwest corner of the A. C. Robertson property of record in book 2437, page 112 in the Register's Office for Davidson County; thence runs North 85°05'29" West, a distance of 50.02 feet to a iron pin found on the west side of said drive; thence North 09°14'14" East, a distance of 298.88 feet to a iron pin found; thence North 36°06'46" East, a distance of 133.40 feet to a iron pin found; thence North 05°07'00" East, a distance of 267.49 feet to a ½" diameter iron re-bar pin with cap set; thence South 76°13'22" East, a distance of 292.68 feet to a iron pin found; thence South 13°10'24" West, a distance of 234.45 feet to a iron pin found; thence North 84°00'20" West, a distance of 204.30 feet to a iron pin found; thence South 36°06'46" West, a distance of 139.15 feet to a ½" diameter iron re-bar pin with cap set; thence South 09°14'14" West, a distance of 288.15 feet to the Point of Beginning. Containing 2.071 ACRES, more or less.

TIMOTHY BULLINGTON PROPERTY (Tract 2)

Beginning at a ½" diameter iron re-bar pin with cap set said point being North 1°54'20 West a distance of 87.66 feet from the northeast corner of the Jefferson Davis property of record in book 2961, page 201 in the Register's Office for Davidson County, Tennessee; thence North 03°10'33" East, a distance of 209.69 feet to a ½" diameter iron re-bar pin with cap set; thence South 85°17'02" East, a distance of 415.20 feet to a ½" diameter iron re-bar pin with

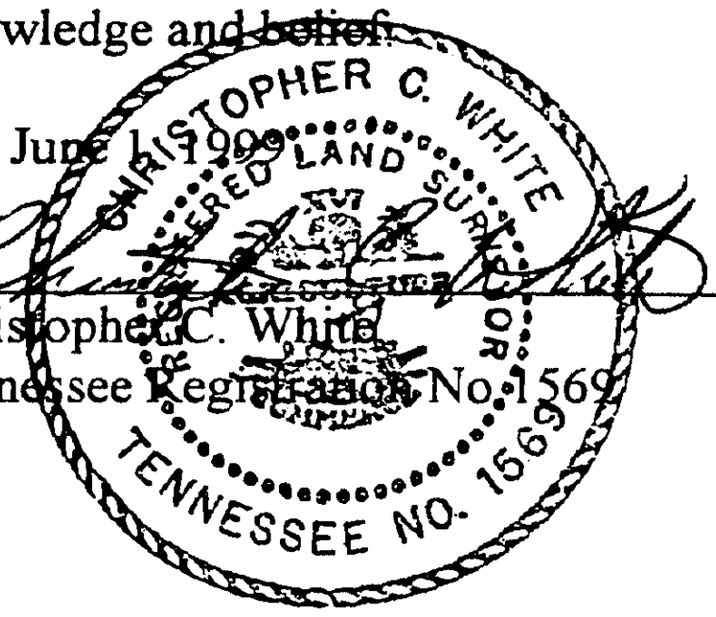
RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

cap set; thence South 03°17'44" West, a distance of 209.69 feet to a iron pin found; thence North 85°16'57" West, a distance of 414.76 feet to the Point of Beginning. Containing 1.997 ACRES, more or less.

CERTIFICATE:

This is to certify that I prepared the above Description as per record of a survey actually made on the ground, and that same is correct to the best of my knowledge and ~~belief~~.

This June 1, 1999



Christopher C. White
Tennessee Registration No. 1569

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

EXHIBIT B

BOOK 11533 PAGE 831

The Grantors are assigning their rights given in Book 4706, page 227, Register's Office of Davidson County, Tennessee, to a 50-foot right of way for permanent ingress and egress to the 28.80 acre tract herein covecyed from Pin Hook Road through other land owned by the previous Grantor (named Catherine Lawrence Taylor), and the easement is described as follows: Beginning at an iro pin being 308.40 feet as measured along the northerly margin of Pin Hook Road South 80 degrees 20' East from an iron pin in M. E. Gay's southeast corner; thence North 4 degrees 40' Est 607.5 feet; thence South 80 degrees 48' East 50 feet; thence South 4 degrees 40' West 607.5 feet; thence with the northerly margin of Pin Hook Road North 80 degrees 20' West 50 feet to the point of beginning.

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

1446 (6/13)
2691.00 CHECK 1010
99 JUN 8 AM 9:50
MAIL ENV
1401

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

BOOK 11533 PAGE 832

06011401

99 JUN 18 AM 9:50

AMT
720000.00
CON TX 2664.00
PRFEE 1.00
UCC 24.00
CFEE 2.00
TOTAL 2691.00
CHECK 2691.00
06/18/99 09:54 0001 1446

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1480024