WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,912.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 2000

Notary Public

MY COMMISSION EXPIRES: March 23, 2002
(AFFIX SEAL)

Instr:200004030032977 Page: 1 OF 2
REC'D FOR REC 04/03/2000 2:06:08PM
RECORD FEE: $10.96
M. TAX: $0.00 T. TAX: $687.87

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney-at-Law, 223 Madison Street, S. 103, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael E. Collins (NAME)	Same as New Owner (NAME)	MAP 43-3-10
548 Indian Lake Rd. (ADDRESS)	(ADDRESS)	AND
37075 Hendersonville, TN (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	MAP 34-15-10

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, William P. Penkava

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Collins

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:

Land in Davidson County, Tennessee, being Lots Nos. 10 and 11 on the Plan of Rivergate Industrial Park of record in Plat Book 6250, Page 806, Register's Office for Davidson County, Tennessee to which plat reference is here made or a complete description thereof.

Being a part of the same property conveyed to William P. Penkava by Warranty Deed from Newell T. Pursell, Jr., R. H. Pursell, Carlyle D. Apple, Larry D. Cummings and Hubert L. Baker dated April 15, 1986 of record in Book 6830, Page 942, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., AS MAY BE SET FORTH ON THE PLAN OF RIVERGATE INDUSTRIAL PARK, OF RECORD IN PLAT BOOK 6250, PAGE 806, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved (X)
This is improved ( ) property, known as 923 and 928 Myatt Industrial Rd., Madison, TN 37115
(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 my hand this 31st day of March 20 00

William P. Penkava

by: Richard L. Baker
Richard L. Baker
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard L. Baker to me known to be the person who executed the foregoing instrument on behalf of William P. Penkava and acknowledged that he executed the same as the free act and deed of the said William P. Penkava.

~~the bargainor, 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 Madison, Tennessee, this 31st day of March 2000.

Commission expires March 23, 2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public