Instr:200004140037702 Page: 1 OF 3
REC'D FOR REC 04/14/2000 10:13:25AM
RECORD FEE: $14.00
M. TAX: $0.00 T. TAX: $0.00

PICK-UP

After recording return to:

Bobby J. Yates
9515 S. Harpeth Road
Nashville, TN 37221

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer is
$ 10.00

Bobby J Yates
Affiant

Sworn and subscribed before me this
day of APRIL, 2000.

Notary Public

My commission expires: _____
My Commission Expires JAN. 25, 2003

JOHN R. PARR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This instrument was prepared by:

Dennis L. Nordhoff
Attorney at Law
236 Third Avenue North
Franklin, Tennessee 37064

Address New Owner:

Bobby J. Yates or Lois A. Yates, Trustee(s) or their successors in trust, under The Yates Family Living Trust, dated APRIL 5TH, 9515 S. Harpeth Road, Nashville, Tennessee 37221

Send Tax Bills to:

Bobby J. Yates or Lois A. Yates, Trustee(s) or their successors in trust, under The Yates Family Trust, dated APRIL 5TH., 9515 S. Harpeth Road, Nashville, Tennessee 37221

Map-Parcel Numbers:

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowldged, we, **Bobby J. Yates and Lois A. Yates,** hereinafter called Grantor(s), do hereby transfer and convey unto **Bobby J. Yates and Lois A. Yates, Trustee(s) of The Yates Family Trust**, its heirs, executors, administrators, successors and assigns, hereinafter called Grantee(s), Property described as follows:

* Revocable Trust

SEE EXHIBIT A ATTACHED

BEING the same property conveyed to Grantors by deed of record in Book 7922 Page 849 Register of Deed's Office for Davidson County, Tennessee.

AND 4134 - 750

168-34
168-208

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

This conveyance is made and accepted subject to the following matters, to the extent same are in effect at this time. Any and all restrictions, covenants, conditions, right-of-way, mineral reservations, mineral leases and easements, if any, relating to the hereinabove described property, but only to the extent they are still in effect shown of record in the hereinabove mentioned County and state, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any, but only to the extent that they are still in effect, relating to the hereinabove described property.

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS AS TO THE STATUS OF TITLE OF THE PROPERTY DESCRIBED THEREIN.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belong to said grantee(s). Grantor(s) covenant that they are seised and possessed of the said land, and have right to convey it, and they warrant the title against all persons claiming under them, subject to reservations and exceptions hereinabove mentioned.

WITNESS my hand this 5TH day of APRIL, 2000, in Nashville, Tennessee.

Bobby J. Yates

Lois A. Yates

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary for said State and County, Bobby J. Yates and Lois A. Yates, the within named bargainors with whom I am personally acquainted and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 5TH day of APRIL, 2000, in Nashville, Tennessee.

Notary Public

My Commission Expires: My Commission Expires JAN. 25, 2003

JOHN R. PAPP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS AS TO THE STATUS OF TITLE OF THE PROPERTY DESCRIBED THEREIN.

EXHIBIT A

LAND in the County of Davidson, and the State of Tennessee, being more particularly described as follows, to wit:

Tract 1

Beginning at an existing iron pin in the northerly margin of South Harpeth Road, 50 feet wide, at (a) the most westerly southwest corner of said 91 acres and (b) the northwest corner of that certain 3 acres, more or less, which was conveyed to Bobby Joe Yates and wife, by deed from Alvin. N. Martin and wife, recorded in Book 4134 at page 750 in said Registar's Office; thence with the most westerly westerly line of said 91 acres and an easterly boundary of South Harpeth Chase Subdivision, north 20 degrees 23' 07" east 289.74 feet to an existing iron pin at the southwest corner of Tract II, south76 degrees 11' 12" east 180.22 feet to a placed iron pin and north 16 degrees 36' 13" east 465.90 feet to an existing iron pin in concrete; thence south 08 degrees 17' 07"east 909.82 feet to an existing axel at a corner common to said 91 acres and said 3 acres: (a) north 12 degrees 05'01" west 330.05 feet to an existing iron pin, (b) north 87 degrees 35' 01" west 99.00 feet to a black walnut tree, (c) south 01 degrees 54' 59" west 132.00 feet, (d) south 82 degrees 24' 59" west 99.00 feet and (e) north 80 degrees 56' 29" west 272.94 feet to the point of beginning, containing 3.46 acres, more or less.

Tract 2

Land in the 9th Civil District of Davidson County, Tennessee, on South Harpeth Road, described as follows:

Beginning at a stake, formerly a beech tree, Zell King and Gradie McPherson's corners in the Greer line; thence north 3° east 1.25 poles to a stake on top of a bank, sugar maple pointer in McPherson's line; thence south 83° east 16 poles to a large black walnut tree; thence north 81° east 6 poles to a stake; thence north ½° east 8 poles to stake; with small black walnut pointer; thence south 89° east 6 poles to a stake; thence south 13°30' east 20 poles to an iron stake; thence south 32°15' west 8 poles in the South Harpeth Road and A. S. Pinkleton's line; thence with Pinkleton's line north 70°30' west 11.75 poles to a stake, formerly an Elm Tree; thence north 71°30' west striking Zell King's line at 1.75 poles, in all 9.75 poles to a stake, formerly an elm; thence on with Zell King's line as follows: north 73°30' west 9 poles to a stake; formerly a hackberry tree; thence north 3° east 7.5 poles to point of beginning, containing 3 acres, more or less.

Being the same property conveyed to Alvin N. Martin and wife, Lillie Martin, by deed from William Harvey James, et al., as of record in Book 3806, page 170.

This conveyance is made subject to an easement for right-of-way of South Harpeth Road lying within boundaries of premises.