WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 11/06/00 15:16 2pgs
Fees:11.00 Taxes:138.75

20001106-0110229

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November 2000

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Blue Mountain Coffee Company	IAMSOUTH BANK	MAP 44-5
(NAME)	(NAME)	
109 Bridgeway Avenue	1400 Robinson Road	PARCEL 220
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Old Hickory, TN 37138	
(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, C. And G.M. Community Electric, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Blue Mountain Coffee Company, Inc

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 the easterly half of Lot No. 201 on the map of Rayon City, Old Hickory, Tennessee, the portion of this plan showing Lot No. 201 not being of record, but described according to a survey made by John Wilkes, Civil Engineer, July 30, 1928, as follows:

Beginning on the southerly margin of Old Hickory Boulevard, formerly Bridgeway Avenue, at a point 168.9 feet West of the northwesterly margin of Rayon Drive; thence with the southerly margin of Old Hickory Boulevard, westwardly 25 feet to the northwest corner of the property conveyed Ottic Hire by deed from Rayon City Development Company, of record in Book 892, page 434, Register's Office for Davidson County, Tennessee; thence with his easterly line, southwardly 114.1 feet more or less, to the northerly line of Lot Nc. 223; thence with the northerly line of Lot No. 223 and Lot No. 224 easterly 25 feet; thence northwardly 105.2 feet to the beginning.

Being the same property conveyed to C. and G.M. Community Electric, Inc. by deed from Jon N. Gehly and wife, Sharon F. Gehly, of record in Book 11157, Page 401, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 109 Bridgeway Avenue, Old Hickory, TN 37138
(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 hand s this 3rd day of November, 2000

C. And G.M. Community Electric, Inc.
By: X
Howard Glenn, Secretary/Treasurer

Attest: X
Charles Meador, President

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____, _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Howard Glenn and Charles Meador with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Secretary Treasurer and President respectively of the C. And G.M. Community Electric, Inc. the within named bargainor, and corporation, and that they as such Secretary Treasurer and President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Howard Glenn as such Secretary Treasurer, and attesting the same by the said Charles Meador as such President.

Witness my hand and official seal at office at Goodlettsville, TN on this the 3rd day of November, 2000.

My commission expires 10-25-03

Notary Public
AT LARGE