	STATE OF TENNESSEE COUNTY OF RUTHERFORD THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of January, 2002 Lynn T. Vaught Notary Public MY COMMISSION EXPIRES: 1-22-2003 (AFFIX SEAL)

NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, 1535 West Northfield Blvd., Suite 16, Murfreesboro, TN 37129

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter C. Marcum and Rachel R. Hafner	Cavalry Banking	Map: 175-191
(NAME) 331 Lurhagan Rd.	(NAME) 114 West College Street	Davidson County DEEDWARR Recvd: 02/01/02 10:06 2pgs Fees:13.00 Taxes:1295.00
(ADDRESS) Nashville, TN 37217	(ADDRESS) Murfreesboro, TN 37130	20020201-0014207
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, MARK A. PIRTLE AND JOHN I. PARKER, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto PETER C. MARCUM, unmarried, (a 75% undivided interest) and RACHEL R. HAFNER, married, (a 25% undivided interest) hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County and partially in Rutherford County, State of Tennessee, described as follows, to-wit:

Land located partially in the 2nd Civil District of Davidson County, Tennessee, and partially in the 3rd Civil District of Rutherford County, Tennessee (the Davidson County/Rutherford County line follows the centerline of Hurricane Creek which meanders through this tract), bound on the North by Tract No. 4 of this survey; on the east by U. S. Hwy 41 & 70 So. (St. Route No. 1), and by CSX Railroad; and on the west by Jerry Matthews (Deed Book 8863, Page 744, R.O.D.C.:

Beginning at an iron pin set in the west right of way of U.S. Hwy 41 & 70 So. (St. Route 1), 75 feet off centerline, being the southeast corner of Tract 4 of this survey and the NE corner of this tract; thence with said right of way S 47 degrees 02 minutes 50 seconds E, 261.60 feet to an iron pin set; thence S 47 degrees 02 minutes 50 seconds E 255.66 feet to a point in the centerline of Hurricane Creek; thence with the centerline of Hurricane Creek, being against the flow, S 49 degrees 52 minutes 10 seconds W, 404.70 feet to a point in the centerline of Hurricane Creek; thence S 45 degrees 51 minutes 40 seconds E, 50.00 feet to an iron pin found in the South margin of Hurricane Creek; thence continuing with South margin of Hurricane Creek S 53 degrees 08 minutes 50 seconds W, 149.70 feet to an iron pin found; thence South 59 degrees 17 minutes 50 seconds W., 461.17 feet to an iron pin found; thence North 66 degrees 13 minutes 40 seconds W, 230.95 feet to an iron pin set; thence South 48 degrees 01 minutes 10 seconds W, 234.20 feet to an iron pin set; thence South 05 degrees 57 minutes 30 seconds W, 189.20 feet to an iron pin set; thence South 30 degrees 30 minutes 20 seconds E, 366.16 feet to an iron pin set; thence South 27 degrees 03 minutes 30 seconds W, 223.05 feet to an iron pin found in the North right-of-way line of CSX Railroad, 50' off centerline; thence continuing with North right of way line of CSX Railroad North 77 degrees 13 minutes 50 seconds W, 200.53 feet to an iron pin set; thence with the east line of Matthews North 03 degrees 29 minutes 00 seconds E, 60.53 feet to an iron pin found; thence North 03 degrees 16 minutes 20 seconds E 681.32 feet to an iron pin found; thence North 03 degrees 19 minutes 00 seconds E, 290.17 feet to an iron pin set; thence North 03 degrees 19 minutes 00 seconds E, 240.61 feet to an iron pin found; thence North 03 degrees 16 minutes 10 seconds E, 9.39 feet to an iron pin set; thence with South line of Tract 4 South 86 degrees 41 minutes 00 seconds E, 444.18 feet to an iron pin set; thence North 42 degrees 57 minutes 10 seconds E, 602.11 feet to an iron pin set at the beginning and further described as Tract 3, all according to a Property Survey for the Robert Henry Bonds Heirs dated June 1995 by Robert E. Francis, Tennessee RLS #669, Huddleston-Steele Engineering, Inc., Broad Street, Murfreesboro, Tn 37129.

Being the same property conveyed to Mark A. Pirtle and John I. Parker by Warranty Deed of record in Book 9818, Page 895, Register's Office for Davidson County, Tennessee.

Easements of record in Book 7919, Page 55; Book 3578, Page 489; Book 4577, Page 541; Book 4085, Page 645; Judgment of record in Instrument Number 200105140049537; Book 11273, Page 29; Book 11658, Page 907; Book 7529, Page 937; Sewer Line Easement of record in Book 4435, Page 17; Nashville Electric Easement of record in Book 4583, page 428; Sewer line easement of record in Book 4435, Page 12; TVA transmission line easement of record in Book 4657, Page 489; Sewer line easement of record in Book 7529, Page 989, all in the Register's Office for Davidson County, Tennessee.

ANITA PIRTLE, wife of MARK A. PIRTLE, and ELIZABETH R. PARKER, wife of JOHN I. PARKER, hereby join in this conveyance to convey any marital interest they may have in said property to the GRANTEES.

Unimproved (X)
This is improved ( ) property, known as Murfreesboro Road, Nashville, TN 37210
(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 GRANTEE(S), their heirs and assigns forever; and Grantors covenant with the said GRANTEE(S) that they 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 except for the current year property taxes and Grantee agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 28th day of January, 2002.

Mark A. Pirtle

John I. Parker

Anita Pirtle

Elizabeth R. Parker

STATE OF Tennessee

COUNTY OF Rutherford

Before me, the undersigned Notary Public, personally appeared Mark A. Pirtle. Anita Pirtle, John I. Parker and Elizabeth R. Parker, who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 28th day of January, 2002.

Notary Public

My Commission Expires: 1-22-2003

NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
1535 West Northfield Blvd., Suite 16
Murfreesboro, TN 37129