WARRANTY DEED

PICK-UP

Davidson County DEEDWARR
Recvd: 03/01/02 12:00 2pgs
Fees:13.00 Taxes:5920.00

20020301-0026145

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,600,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MARCH, 2002.

Notary Public

MY COMMISSION EXPIRES:. 5-11-02
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENNESSEE
WILSON COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Boulevard, Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Pharmacy Cooperative, Inc.		Map 62
(NAME)	(NAME)	
107 Music City Circle Ste 202	NEW OWNER	Parcel 109
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I/WE, Lineberry Properties, Inc., a Tennessee corporation, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO The Pharmacy Cooperative, Inc., a Tennessee corporation, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 3 on the Plan of Music City Villa, Section 2, as shown of record in Plat Book 4715, Page 90, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Lineberry Properties, Inc., a Tennessee corporation by Warranty Deed from J.D. Eatherly, individually, and Edwin Enterprises, a Tennessee general partnership composed of William E. Crook, Steven E. Crook and Crook's Supermarkets, Inc. of record in Book 8519, Page 140, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on plat, including but not limited to cemetery restrictions, ingrees and egress in and to cemetery located on subject property as shown of record in Book 4715, Page 90, Register's Office of Davidson County, Tennessee.

Subject to restrictions as shown of record in Book 4546, Page 287, Register's Office of Davidson County, Tennessee.

Subject to easement as shown of record as Instrument No. 20011030-0118447, Register's Office of Davidson County, Tennessee.

Rights of tenants in possession as tenants only under unrecorded leases.

unimproved ☐
This is improved ☒ property, known as 107 Music City Circle, Nashville, TN 37214
(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 1st day of March, 2002.

Lineberry Properties, Inc.

By: , VP
Mark Lineberry, Vice President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Mark Lineberry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Vice President of Lineberry Properties, Inc. as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such officer.

Witness my hand and official seal at Mt. Juliet, Tennessee this 1st day of March, 2002.

Commission expires: 5-11-02

Notary Public

NOTARY PUBLIC AT LARGE