This instrument prepared by:
Mark E. Morrison
Grissim & Hodges
323 Union Street, Suite 400
Nashville, Tennessee 37201

Davidson County DEEDWARR
Recvd: 12/13/02 15:13 5pgs
Fees:28.00 Taxes:3552.00
20021213-0154064

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Elmington Investments, LLC 5925 Neighborly Ave Nashville, Tn. 37209	SAME	Map: 104-10 Parcel: 1 Map: 104-9-246 Parcel: 246 Map: 104-14 Parcel: 14 Map: 104-10 Parcel: 15

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, J. WILLIAM BLEVINS (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto ELMINGTON INVESTMENTS, LLC, a Tennessee limited liability company (the "Grantee"), its successors and assigns, all of his right, title and interest in and to that certain land in Davidson County, State of Tennessee, as more particularly described on Exhibit "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns, forever. And Grantor does covenant with the Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for those matters of record. And Grantor does further covenant and bind himself, his heirs and representatives to warrant and forever defend the title to the said land to the Grantee, its successors and assigns, against the lawful claims of all persons, whomever.

Whenever 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 11th day of December, 2002.

J. William Blevins

J. WILLIAM BLEVINS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, J. William Blevins, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of December, 2002.

NOTARY PUBLIC

My Commission Expires: 9-5-2005

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer, or value of property (whichever is greater) is $960,000.00.

Affiant

Subscribed and sworn before me this 13th day of December, 2002.

NOTARY PUBLIC

My Commission Expires: 9-5-2005

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EXHIBIT "A"

PROPERTY DESCRIPTION
TRACT NO. 1
(Map 104-9-246, Parcel 246)

A TRACT OF LAND IN THE TWENTY-FIFTH COUNCILMANIC DISTRICT OF METROPOLITAN NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 6 AND PART OF LOT NO. 7, EXCEPT A SMALL TRIANGULAR PART THEREOF FACING ON ELMINGTON AVENUE ON THE PLAN OF JOSEPH WARNER'S SUBDIVISION AS OF RECORD IN BOOK 332, PAGE 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED ACCORDING TO A LOT SURVEY PREPARED BY H & H LAND SURVEYING, INC., JOB NUMBER 2002-991, DATED NOVEMBER 22, 2002 AND PROCEEDING AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT (OLD) AT THE EASTERLY INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST END AVENUE, AS WIDENED (RIGHT-OF-WAY WIDTH VARIES) AND THE EASTERLY RIGHT-OF-WAY LINE OF ELMINGTON AVENUE (A 60-FOOT RIGHT-OF-WAY); SAID CONCRETE MONUMENT BEING THE NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT; THENCE,

1) WITH THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST END AVENUE, NORTH 52 DEGREES 56 MINUTES 00 SECONDS EAST, 90.36 FEET TO A CONCRETE MONUMENT (OLD); THENCE,

2) NORTH 61 DEGREES 09 MINUTES 22 SECONDS EAST, 25.56 FEET TO A CONCRETE MONUMENT (OLD); THENCE,

3) WITH AN OFFSET IN THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST END AVENUE, SOUTH 32 DEGREES 12 MINUTES 30 SECONDS EAST, 9.94 FEET TO A CONCRETE MONUMENT (OLD) AT THE NORTHWESTERLY PROPERTY CORNER OF A TRACT OF LAND CONVEYED TO J. WILLIAM BLEVINS AND MELBA BLEVINS KNOWN AS TRACT 1 AS OF RECORD IN INSTRUMENT NO. 20020114-0005430, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE; THENCE,

4) LEAVING SAID RIGHT-OF-WAY LINE AND WITH THE WESTERLY PROPERTY LINE OF SAID BLEVINS TRACT 1, SOUTH 38 DEGREES 13 MINUTES 14 SECONDS EAST, 66.58 FEET TO AN IRON ROD (NEW) AT THE SOUTHWESTERLY CORNER OF SAID BLEVINS TRACT 1; THENCE,

5) WITH SAID SOUTHERLY LINE, NORTH 58 DEGREES 21 MINUTES 14 SECONDS EAST, 66.54 FEET TO AN IRON ROD (NEW) IN THE WESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440 (RIGHT-OF-WAY WIDTH VARIES); THENCE,

6) WITH THE WESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440, SOUTH 53 DEGREES 09 MINUTES 52 SECONDS EAST, 40.36 FEET TO AN IRON ROD (NEW) AT THE MOST NORTHERLY PROPERTY CORNER OF A TRACT OF LAND CONVEYED TO J. WILLIAM BLEVINS AS OF RECORD IN INSTRUMENT NO. 20020114-0005429, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SAID IRON ROD (NEW) ALSO BEING IN THE NORTHERLY PROPERTY LINE OF LOT NO. 9 ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION; THENCE,

7) LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440 AND WITH THE NORTHERLY PROPERTY LINE OF THE AFOREMENTIONED BLEVINS, SOUTH 57 DEGREES 28 MINUTES 01 SECONDS WEST, 76.88 FEET TO AN IRON ROD (OLD) AT THE NORTHEASTERLY PROPERTY CORNER OF A TRACT OF LAND CONVEYED TO SARAH G. MOORE AND MARGARET R. BUNOW AS OF RECORD IN DEED BOOK 8163, PAGE 945, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SAID IRON ROD (OLD) ALSO BEING THE NORTHEASTERLY CORNER OF LOT NO. 8 AS SHOWN ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION; THENCE,

8) WITH THE NORTHERLY LINE OF SAID MOORE AND BUNOW, SOUTH 60 DEGREES 44 MINUTES 41 SECONDS WEST, 150.45 FEET TO AN IRON ROD (NEW) ON THE EASTERLY RIGHT-OF-WAY LINE OF THE AFOREMENTIONED ELMINGTON AVENUE; THENCE,

9) WITH THE EASTERLY RIGHT-OF-WAY LINE OF ELMINGTON AVENUE, NORTH 19 DEGREES 02 MINUTES 20 SECONDS WEST, 103.76 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 17,207 SQUARE FEET OR 0.395 ACRES, MORE OR LESS AS CALCULATED BY THE ABOVE COURSES AND DISTANCES.

Being the same property conveyed to J. William Blevins (41%), Melba Blevins (9%) and the James V. Blevins Revocable Trust (50%) by quitclaim deed, of record in Book 9478, Page 749, Register's Office for Davidson County, Tennessee and as further conveyed to J. William Blevins (91%) from the James V. Blevins Revocable Trust by Warranty Deed of record in Instrument Number 20020114-0005430, said Register's Office; and as further conveyed to J. William Blevins

(100%) from Melba Blevins by Quitclaim Deed of record in Instrument Number 20021212-0153344, said Register's Office.

TRACT NO. 2 (Map 104-10, Parcel 15)

A TRACT OF LAND IN THE TWENTY-FIFTH COUNCILMANIC DISTRICT OF METROPOLITAN NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY ONE-HALF OF LOT NO. 9 ON THE PLAN OF JOSEPH WARNER'S SUBDIVISION AS OF RECORD IN BOOK 332, PAGE 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED ACCORDING TO A SURVEY PREPARED BY H & H LAND SURVEYING, INC., JOB NUMBER 2002-991, DATED NOVEMBER 22, 2002 AND PROCEEDING AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD) ON THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE (A 60-FOOT RIGHT-OF-WAY WIDTH) AT THE SOUTHEASTERLY PROPERTY CORNER OF LOT NO. 8 ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION; SAID IRON ROD OLD BEING SITUATED EASTERLY 165.9 FEET, MORE OR LESS, FROM THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF SAID GILLESPIE AVENUE AND THE EASTERLY RIGHT-OF-WAY LINE OF ELMINGTON AVENUE (A 60-FOOT RIGHT-OF-WAY WIDTH); THENCE,

1) LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE WITH THE EASTERLY PROPERTY LINE OF SAID LOT NO. 8, NORTH 26 DEGREES 01 MINUTES 35 SECONDS WEST, 135.05 FEET TO AN IRON ROD (OLD) IN THE SOUTHWESTERLY CORNER OF LOT NO. 6 ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION; THENCE,

2) WITH THE SOUTHERLY LINE OF SAID LOT NO. 6, IN PART, NORTH 57 DEGREES 28 MINUTES 01 SECONDS EAST, 49.95 FEET TO AN IRON ROD (NEW); THENCE,

3) SOUTH 26 DEGREES 09 MINUTES 27 SECONDS EAST, 140.27 FEET TO AN IRON ROD (OLD) IN THE NORTHERLY RIGHT-OF-WAY LINE OF SAID GILLESPIE AVENUE; THENCE,

4) WITH THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE, SOUTH 63 DEGREES 28 MINUTES 07 SECONDS WEST, 49.95 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 6,855 SQUARE FEET OR 0.157 ACRES, MORE OR LESS AS CALCULATED BY THE ABOVE COURSES AND DISTANCES.

BEING THE SAME PROPERTY AS CONVEYED TO J. WILLIAM BLEVINS AS OF RECORD IN INSTRUMENT NO. 20020114-0005429, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TRACT NO. 3 (Map 104-14, Parcel 14

A TRACT OF LAND IN THE TWENTY-FIFTH COUNCILMANIC DISTRICT OF METROPOLITAN NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY ONE-HALF OF LOT NO. 9 ON THE PLAN OF JOSEPH WARNER'S SUBDIVISION AS OF RECORD IN BOOK 332, PAGE 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED ACCORDING TO A SURVEY PREPARED BY H & H LAND SURVEYING, INC., JOB NUMBER 2002-991, DATED NOVEMBER 22, 2002 AND PROCEEDING AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT (OLD) ON THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE (A 60-FOOT WIDE RIGHT-OF-WAY) ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440 (RIGHT-OF-WAY WIDTH VARIES); SAID CONCRETE MONUMENT BEING SITUATED EASTERLY 268 FEET, MORE OR LESS, FROM THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE AND THE EASTERLY RIGHT-OF-WAY LINE OF ELMINGTON AVENUE (A 60-FOOT WIDE RIGHT-OF-WAY); THENCE,

1) WITH THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE, SOUTH 63 DEGREES 28 MINUTES 07 SECONDS WEST, 52.13 FEET TO AN IRON ROD (OLD); THENCE,

2) LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF GILLESPIE AVENUE WITH THE WESTERLY ONE-HALF OF LOT NO. 9 AS SHOWN ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION, NORTH 26 DEGREES 09 MINUTES 27 SECONDS WEST, 140.27 FEET TO AN IRON ROD (NEW) IN THE SOUTHERLY PROPERTY LINE OF LOT NO. 6 ON SAID JOSEPH WARNER'S SUBDIVISION; THENCE,

3) WITH THE SOUTHERLY PROPERTY LINE OF SAID LOT NO. 6, IN PART, NORTH 57 DEGREES 28 MINUTES 01 SECONDS EAST, 26.93 FEET TO AN IRON ROD (NEW) ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID INTERSTATE 440; THENCE,

4) WITH THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440, SOUTH 53 DEGREES 09 MINUTES 52 SECONDS EAST, 53.20 FEET TO A CONCRETE MONUMENT (OLD); THENCE,

5) SOUTH 26 DEGREES 52 MINUTES 59 SECONDS EAST, 95.54 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 6,732 SQUARE FEET OR 0.155 ACRES, MORE OR LESS AS CALCULATED BY THE ABOVE COURSES AND DISTANCES.

BEING THE REMAINING PORTION OF PROPERTY AS CONVEYED TO J. WILLIAM BLEVINS AS OF RECORD IN INSTRUMENT NO. 20020114-0005429, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TRACT NO. 4 (Map 104-10, Parcel 1)

A TRACT OF LAND IN THE TWENTY-FIFTH COUNCILMANIC DISTRICT OF METROPOLITAN NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, BEING THE REMAINING PART OF LOT NO. 6 ON THE PLAN OF JOSEPH WARNER'S SUBDIVISION AS OF RECORD IN BOOK 332, PAGE 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED ACCORDING TO A LOT SURVEY PREPARED BY H & H LAND SURVEYING, INC., JOB NUMBER 2002-991, DATED NOVEMBER 22, 2002 AND PROCEEDING AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT (OLD) ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST END AVENUE (RIGHT-OF-WAY WIDTH VARIES); SAID CONCRETE MONUMENT BEING A PART OF LOT NO. 6 AS CONVEYED TO THE STATE OF TENNESSEE AS OF RECORD IN DEED BOOK 4759, PAGE 425, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SAID MONUMENT BEING THE NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT; THENCE,

1) LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST END AVENUE AND WITH THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF INTERSTATE 440 (RIGHT-OF-WAY WIDTH VARIES), NORTH 80 DEGREES 11 MINUTES 30 SECONDS EAST, 61.52 FEET TO AN IRON ROD (NEW); THENCE,

2) SOUTH 53 DEGREES 09 MINUTES 52 SECONDS EAST, 46.50 FEET TO AN IRON ROD (NEW); THENCE,

3) LEAVING SAID RIGHT-OF-WAY LINE OF INTERSTATE 440, SOUTH 58 DEGREES 21 MINUTES 14 SECONDS WEST, 66.54 FEET TO AN IRON ROD (NEW) IN THE EASTERLY PROPERTY LINE OF LOT NO. 7 AS SHOWN ON THE AFOREMENTIONED PLAN OF JOSEPH WARNER'S SUBDIVISION; THENCE,

4) WITH THE EASTERLY LINE OF LOT NO. 7, IN PART, NORTH 38 DEGREES 13 MINUTES 14 SECONDS WEST, 66.58 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 3,240 SQUARE FEET OR 0.074 ACRES, MORE OR LESS AS CALCULATED BY THE ABOVE COURSES AND DISTANCES.

Being the same property conveyed to J. William Blevins (41%), Melba Blevins (9%) and the James V. Blevins Revocable Trust (50%) by quitclaim deed, of record in Book 9478, Page 749, Register's Office for Davidson County, Tennessee and as further conveyed to J. William Blevins (91%) from the James V. Blevins Revocable Trust by Warranty Deed of record in Instrument Number 20020114-0005430, said Register's Office; and as further conveyed to J. William Blevins (100%) from Melba Blevins by Quitclaim Deed of record in Instrument Number 20021212-0153344, said Register's Office.