WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00 42.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 2003

Notary Public

MY COMMISSION EXPIRES: March 25, 2006
(AFFIX SEAL)

DEANIE L. GREGORY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAR. 25, 2006

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
East Penn Manufacturing Co. (NAME)	**SAME AS NEW OWNER** (NAME)	MAP 43-3
Deka Road ~~1013 River Bluff Drive~~ (ADDRESS)	(ADDRESS)	PARCEL 25
Lyon Station, PA 19536-0147 ~~Madison, TN 37115~~ (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, Myatt Industrial Partnership, a Tennessee general partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO East Penn Manufacturing Co.

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 Lot 15 on the Revised Plan of Rivergate Industrial Park, Section Three, as of record in Plat Book 6200, Page 667, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being a part of the same property conveyed to Myatt Industrial Partnership, a Tennessee general partnership by Quitclaim Deed from Charles A. Odom and Larry D. Odom of record in Book 10825, Page 594, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE REVISED PLAN OF RIVERGATE INDUSTRIAL PARK, SECTION THREE OF RECORD IN PLAT BOOK 6200, PAGE 667, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO DEDICATION FOR WATER MAINS TO MADISON UTILITY DISTRICT OF RECORD IN BOOK 7825, PAGE 553; DEED OF CONVEYANCE FOR SANITARY SEWERS TO METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE OF RECORD IN BOOK 7542, PAGE 521 AND SUBJECT TO DEED OF FLOWAGE EASEMENT TO USA OF RECORD IN BOOK 2279, PAGE 1, SAID REGISTER'S OFFICE AS THEY MAY AFFECT SUBJECT PROPERTY

Davidson County DEEDWARR
Recvd: 12/04/03 15:03 2pgs
Fees:13.00 Taxes:261.75
20031204-0174772

unimproved (X)
This is improved ( ) property, known as 1013 River Bluff Drive, Madison, TN 37115
(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 my hand this 3rd day of December, 2003

Myatt Industrial Partnership, a Tennessee general partnership

By: Charles A. Odom, Managing Partner

By: Larry D. Odom, Managing Partner

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 _____ and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the _____ and _____ respectively of the Myatt Industrial Partnership the within named bargainor, and corporation, and that he as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Madison, TN on this the 3rd day of December, 2003 .

My commission expires March 25, 2006

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, of the State and County aforesaid, personally appeared Larry D. Odom and Charles A. Odom, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be Managing Partners of the within named bargainor, a Tennessee General Partnership, and that they as such Managing Partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of ~~the Partnership by~~ themselves as Managing Partners.

Witness my hand and official seal at office at Madison, Tennessee, this the 3rd day of December, 2003.

My commission expires: 3/25/2006

Notary Public

DANIEL GREGORY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006