Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 01/15/04 15:56 5pgs
Fees:28.00 Taxes:885.64
20040115-0006506

39-B
File #03-1698

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ollen Crowder**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Murfreesboro Edge-O-Lake LLC,** , hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:
To Wit:

See Exhibit "A" Attached

Being the same property conveyed to Ollen Crowder and Eva N. Crowder by deed of record in Book 9304, Page 969, Registers office for said County. Said Eva N. Crowder is deceased. The property conveyed herein has not been the residence of the Grantor, or the Grantor's spouse or issue.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 2514 Murfreesboro Road, Nashville TN .

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 12th day of December, 2003

Ollen Crowder

Ollen Crowder

State of Tennessee)
County of Davidson)

On this 12th day of December, 2003, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Ollen Crowder, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 239,362.00.**

Affiant

Sworn and subscribed before me on this the 12th day of December, 2003.

Notary Public

My Commission Expires: 7-30-05

NEW OWNER:
Murfreesboro Edge-O-Lake LLC
PO Box 2142
Brentwood, TN
37024

RESPONSIBLE FOR TAX PAYMENT:
SAME

TAX MAP-PARCEL #:
149-0-76

EXHIBIT "A"

DESCRIPTION

BEING A TRACT OF LAND LYING IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING CONCRETE MONUMENT ON THE NORTHERLY RIGHT-OF-WAY LINE OF MURFREESBORO PIKE, WIDTH VARIES, AND A CORNER COMMON WITH MURFREESBORO EDGE-O-LAKE LLC., AS OF RECORD IN DEED INSTRUMENT No. 200304220053164, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE WITH THE NORTHERLY RIGHT-OF-WAY LINE OF MURFREESBORO PIKE, NORTH 49 DEG 00 MIN 49 SEC WEST, 99.23 FEET TO AN EXISTING CONCRETE MONUMENT AT A CORNER COMMON WITH MURFREESBORO EDGE-O-LAKE LLC., AS OF RECORD IN DEED INSTRUMENT No. 200304220053163, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF MURFREESBORO PIKE, WITH THE EASTERLY PROPERTY LINE OF SAID MURFREESBORO EDGE-O-LAKE LLC., NORTH 61 DEG 11 MIN 23 SEC EAST, 273.76 FEET TO AN EXISTING CONCRETE MONUMENT AT A CORNER COMMON WITH KENNETH L. WOOD, AS OF RECORD IN DEED BOOK 10794, PAGE 137, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

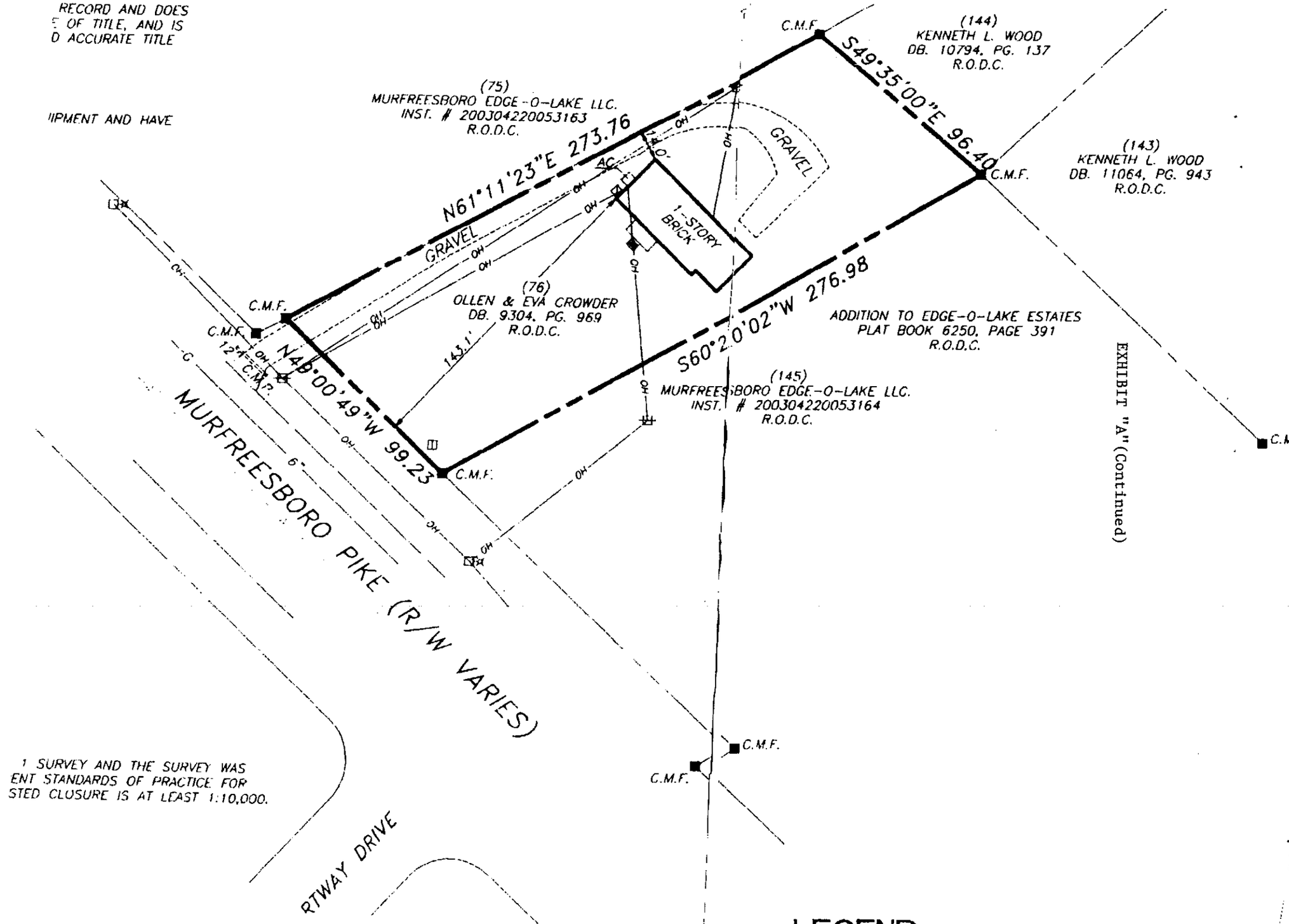
THENCE WITH THE SOUTHERLY PROPERTY LINE OF KENNETH L. WOOD, SOUTH 49 DEG 35 MIN 00 SEC EAST, 96.40 FEET TO AN EXISTING CONCRETE MONUMENT AT A CORNER COMMON WITH KENNETH L. WOOD, AS OF RECORD IN DEED BOOK 11064, PAGE 943 AND MURFREESBORO EDGE-O-LAKE LLC., AS OF RECORD IN DEED INSTRUMENT No. 200304220053164, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE WITH THE WESTERLY PROPERTY LINE OF MURFREESBORO EDGE-O-LAKE LLC., AS OF RECORD IN DEED INSTRUMENT No. 200304220053164, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, SOUTH 60 DEG 20 MIN 02 SEC WEST, 276.98 FEET TO THE POINT OF BEGINNING, CONTAINING 25,455 SQUARE FEET (0.584 ACRES MORE OR LESS).

BEING THE SAME PROPERTY CONVEYED TO OLLEN AND EVA CROWDER, AS OF RECORD IN DEED BOOK 9304, PAGE 969, AT THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

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RTWAY DRIVE

EXHIBIT "A" (Continued)

Jan 14 04 02:50p Marshall Developments 615-370-3905 P.3

EXHIBIT "A" (Continued page 2)

I HEREBY CERTIFY THAT THIS IS A CATEGORY
PERFORMED IN ACCORDANCE WITH THE CURR
SURVEYORS IN TENNESSEE AND THE UNADJU

R. Scot Cherry

R. SCOT CHERRY R.L.S., TN. NO. 1512

R. SCOT CHERRY
REGISTERED LAND SURVEYOR
TENNESSEE NO. 1512

01-02-04

PREPARED BY:
CHERRY LAND SURVEYING
622 WEST IRIS
NASHVILLE, TN. 37204
(615) 269-3972
FAX: (615) 269-9345
EMAIL: clandsurvey80611@comcast.net

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