PICK-UP

Davidson County DEEDWARR
Recvd: 03/24/04 15:48 4pgs
Fees:23.00 Taxes:3126.50
20040324-0033572

GENERAL WARRANTY DEED

TO:	William Paul Stacey, Jr.	THIS INSTRUMENT PREPARED BY: C. Mark Carver, Esq. Sherrard & Roe, PLC
FROM:	Barry N. Oakley and wife, Kelly G. Oakley	424 Church Street, Suite 2000 Nashville, TN 37219

Address New Owner(s) as Follows:	Send Tax Bills To:	Map/Parcel Numbers
William Paul Stacey, Jr. 1414 Fairview Drive Fairview, TN 37062	Same	Map 94, Parcel 154

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $845,000.00.

Affiant

Sworn to and subscribed before me, this 24 day of March, 2004.

TRACI HENRY Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires July 29, 2006

Notary Public

My Commission Expires: 7-29-06

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named Buyer, and other good and valuable considerations, the receipt of which is hereby acknowledged **Barry N. Oakley and wife, Kelly G. Oakley** (hereinafter collectively called the "Seller"), have bargained and sold, and by these presents do transfer and convey unto **William Paul Stacey, Jr.** (hereinafter called the "Buyer"), and Buyer's successors and assigns all of Seller's interest in certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any improvements thereon.

The above-referenced property is conveyed subject to the matters set forth on Exhibit B attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the said real property, together with all rights and appurtenances thereunto belonging or in any wise appertaining to Buyer, its successors and assigns, forever in fee simple. Seller further covenants and binds itself, its representatives, successors and assigns to warrant and defend the title to said real estate to Buyer, and Buyer's successors and assigns, against the lawful claims of all persons (other than claims arising out of the matters set forth in Exhibit B hereto). 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.

IN WITNESS WHEREOF, Seller has caused this General Warranty Deed to be executed effective as of the __ day of March, 2004.

SELLER: BARRY N. OAKLEY AND WIFE,
KELLY G. OAKLEY

Barry N. Oakley

Kelly G. Oakley

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Barry N. Oakley, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 24 day of March, 2004.

Notary Public

My Commission Expires:

7-29-06

TRACI HENRY Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires July 29, 2006

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Kelly G. Oakley, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 24 day of March, 2004.

Notary Public

My Commission Expires:

7-29-06

TRACI HENRY Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires July 29, 2006

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 9-A, on the Plan of Section Twenty, River Hills Industrial Park, as shown on plat of record in Plat Book 5210, page 65, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Barry N. Oakley and wife, Kelly G. Oakley, by Deed of Record at Instrument No. 20010314-0024438, Register's Office for Davidson County, Tennessee

EXHIBIT B

PERMITTED EXCEPTIONS

1. Real property taxes for 2004, a lien not yet due and payable.

2. All matters shown on Plat recorded in Book 5210, page 65.

3. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in Declaration of Covenants and Restrictions recorded in Book 5352, page 273, and in any allied instrument(s) referred to in said restrictions.