(1)

Box 36

This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6030329

Davidson County DEEDWARR
Recvd: 06/10/04 14:19 3pgs
Fees:18.00 Taxes:3700.00
20040610-0068998

Send Tax Bills To:
Tenn. Contractors, Inc.
P.O.BOX 314
Franklin, TN 37065-0314

New Owner is:
Tenn. Contractors, Inc.
7515 Old Charlotte
Nashville, TN

MAP:

PARCEL: 114/39

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Mary Ruth Hoover, unmarried, Nancy Knox and husband, Edward H. Knox devisee and Heirs at Law of Blanche F. Stinson**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Tenn. Contractors, Inc.** , hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in County, State of Tennessee, more particularly described as follows, to-wit:

Land in the 8th formerly 12th Civil District of Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the subdivision of the lands of William Gower, deceased, of record in Minute Book "H", page 487, Office of the County Court Clerk for said County, described according to a copy of a survey thereof made by H. B. Fowlkes, Surveyor in August 1944, as follows:

Beginning in the center line of Charlotte Road at the intersection of the same with the center line of the Gower School Road, being the southwest corner of the property of J. C. Womack; thence with the center line of Charlotte Road and along Womack's South Line as follows: No. 72 deg. 30 min. east 89 feet to a point, crossing Overall Street; thence north 60 deg. 15 min. east 116 ft.; north 52 deg. 30 min. east 88 ft.; North 56 deg. 30 min. east 95.5 ft.; North 63 deg. 30 min. east 116 ft. to a point; thence leaving said Charlotte Road and running south 12 deg. 30 min. east 200 ft. to a point; thence north 79 deg. 30 min. east 262 ft. to a point; thence south 79 deg. 30 min. east 419 ft. to a point in the west line of the land of Will Betts; thence along Betts' west line So. 1 deg. 20 min. west 1258 ft. to a point in the north line of the land of Mrs. Henry Hulan's heirs; thence with the north line of the Hulan Heirs tract west 2463 ft. to a point, Hulan's northwest corner; thence wit h the west line of said Hulan tract and along the west line of the Evans tract south 22 deg. 30 min. west 1017 ft. to a point and continuing with Evan's line South 37 deg. West 247.5 ft. to a point; thence south 60 deg. 30 min. west 277.2 feet to a point at the northeast corner of the George Hulan Heirs' Tract; thence with the north line of the same west 429 ft. to a point in the east line of the J. P. Jordan Tract, being Hulan's northwest corner; thence along Jordan's East Line North 11 deg. 30 min. east 222.75 ft.; thence north 2 deg. 30 min. east 1167.25 ft. to a point at the southwest corner of the property conveyed to E. B. Fisk, Jr. by deed from W. J. Hailey and wife of record in Book 1109, page 228, Register's Office for said County; thence along said Fisk Jr.'s South line and along the south line of Mrs. Greer's property North 69 deg. 40 min. east 785 feet to a point; thence north 19 deg. 50 min. west 210.5 feet to a point in the center line of the Charlotte Road; thence along the center line of the same and along R. E. Hudson's, P. R. Russell's, W. W. DeMoss's and J. H. Greer's south line, as follows: North 70 deg. 30 min. east 411 feet; North 69 deg. 30 min. east 417.5 feet; north 70 deg. East 381 feet to a point at J. H. Greer's southwest corner; thence along said Greer's

east line and P. R. Russell's east line north 19 deg. 30 min. west 1150.87 ft. to the southwest corner of the Jim Vaughn property; thence along said Jim Vaughan's south line south 88 deg. 15 min. east 1228.5 ft. to a point in the center line of the Gower School Road; thence with the center line of same south 5 deg. West 768 ft. to the point of beginning. Said land lies on both the north and south sides of the Charlotte Road and contains 118.3 acres, more or less.

Being the same property conveyed to Dave T. Stinson and wife, Blanche F. Stinson, by Deed from Aubrey H. Johnson and wife, Edna Louise Johnson, of record in Book 1854, page 132, Register's Office for Davidson County, Tennessee. The said Dave T. Stinson predeceased Blanche F. Stinson. The said Blanche F. Stinson having died, and by her Last Will and Testament, of record in Will Book 235, Psge 706, in the Probate Clerk's Office for Davidson County, Tennessee, said property was devised to Ruth Hoover and Nancy Knox.

INCLUDED IN THE ABOVE LEGAL DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE:

Exclusion No. 1:
Being all of that 6.44 acres, more or less, known as Tax Map 114, parcel 293, Davidson County Tax Assessor's Office, and being the same property conveyed to Dave Barry Hoover by Deeds from Dave T. Stinson and wife, Blanche F. Stinson, of record in Book 5824, page 973, and Blanche Stinson of record in Book 8501, page 162, in said Register's Office.

Exclusion No. 2
Being Lot No. 1 on the Plan of Stinson Acres of record in Book 6050, page 544, in the Register's Office for Davidson County, Tennessee.

Exclusion No. 3
Being all of that 5.13 acres, more or less, known as Tax Map 144, parcel 322, Davidson County Tax Assessor's Office, and being the same property conveyed to James V. Greer and wife, Sharon R. Greer, by Deed from Blanche Burton F. Stinson, an unmarried person, of record in Book 10797, page 320, in the Register's Office for Davidson County, Tennessee.

Exclusion No. 4:
Being all of that 19.41 acres, more or less, lying north of Old Charlotte Pike and being known as Tax Map 114, Parcel 21, Davidson County Tax Assessor's Office.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 9 day of June, 2004.

GRANTOR:

Mary Ruth Hoover

Mary Ruth Hoover

Nancy Knox

Nancy Knox

Edward H Knox

Edward H. Knox

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Mary Ruth Hoover, unmarried, Nancy Knox and husband, Edward H. Knox devisee and Heirs at Law of Blanche F. Stinson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 9 day of June, 2004.

BYLITHE BOND SANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

My Commission Expires: _____

My Commission Expires NOV. 25, 2006

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $1,000,000.00.

Affiant

SWORN TO and subscribed before me this 9th day of June, 2004.

DOUGLAS A. BRUCE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC AT LARGE
Douglas A. Bruce
My Commission Expires
September 24, 2005
STATE OF TENNESSEE