WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 400,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of July, 2004

Notary Public:

MY COMMISSION EXPIRES: 1/26/08
(AFFIX SEAL)

DAVIDSON COUNTY, TENN. NOTARY PUBLIC AT LARGE ANITA LESTER

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
William E. Kantz, Jr.	New Owner	Map 89
P.O. Box 159072		Group
Nashville, TN 37215		Parcel 34

FOR AND IN 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

Harry Jefferson Buchanan and Harry Jefferson Buchanan, Jr. and John McCaslin Buchanan and Thomas Wesley Buchanan and Elizabeth Buchanan Campbell and Harriett Buchanan Pendergrass and Mary Louise Buchanan

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
William E. Kantz, Jr.
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:

SEE ATTACHED LEGAL DESCRIPTION

Being part of the same property conveyed to Fannie Core Buchanan by deed of record in Book 1467, Page 521, Register's Office for Davidson County, Tennessee. The said Fannie Core Buchanan died and devised the property by will to Harry Jefferson Buchanan, Harry Jefferson Buchanan, Jr., John McCaslin Buchanan, Thomas Wesley Buchanan, Elizabeth Buchanan Campbell, Harriett Buchanan Pendergrass, and Mary Louise Buchanan. See Will of record in File No. 03-1942, in Probate Court of Davidson County, Tennessee. Grantors did convey 6.27 acres by deed of record in Instruments 20040701-0078655, 20040701-0078656, and 20040701-0078657, and the Grantors do hereby convey all remaining property inherited under the above Will, along with any easements thereto.

This conveyance is made subject to: (1) 2004 taxes, which have been prorated and assumed by the Grantees.

Power of Attorney of record in Instrument 20040804 0093563, Instrument 20040804 0093564 and Instrument 20040804 0093565, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved (X)

This is Improved ( ) property, known as 4072 Old Hickory Blvd., Nashville, TN 37218

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.

Davidson County DEEDWARR
Recvd: 08/04/04 12:55 4pgs
Fees:23.00 Taxes:1480.00
20040804-0093566

FILE BOX 45

Witness our hands this 28th day of July, 2004.

Harry Jefferson Buchanan by Harry Jefferson Buchanan Jr.
Harry Jefferson Buchanan

Harry Jefferson Buchanan Jr.
Harry Jefferson Buchanan, Jr.

John McCaslin Buchanan by Harry Jefferson Buchanan Jr.
John McCaslin Buchanan

Thomas Wesley Buchanan
Thomas Wesley Buchanan

Elizabeth Buchanan Campbell by Mary Louise Buchanan
Elizabeth Buchanan Campbell

Harriett Buchanan Pendergrass
Harriett Buchanan Pendergrass

Mary Louise Buchanan
Mary Louise Buchanan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Harry Jefferson Buchanan, Jr., Thomas Wesley Buchanan, Harriett Buchanan Pendergrass and Mary Louise Buchanan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of July, 2004.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harry Jefferson Buchanan, Jr., 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 on behalf of Harry Jefferson Buchanan as his Attorney in Fact as the free act and deed of the within named Harry Jefferson Buchanan.
Witness my hand and official seal at Nashville, Tennessee the 28th day of July, 2004.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said county and state, the within named Mary Louise Buchanan, 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 on behalf of Elizabeth Buchanan Campbell as her Attorney in Fact, as the free act and deed of the within named Elizabeth Buchanan Campbell.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of July, 2004.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Harry Jefferson Buchanan, Jr., 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 on behalf of John McCaslin Buchanan as his Attorney in Fact as the free act and deed of the within named John McCaslin Buchanan .

Witness my hand and official seal at Nashville, Tennessee, this 28th day of July, 2004.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

LEGAL DESCRIPTION

Being a certain tract or parcel of land lying and being in the 19th Civil District of Metropolitan Nashville, Davidson County, near the unincorporated community of Scottsboro, and being a portion of Parcel 34.00 on Tax Map 89 of the Fannie C. Buchanan property recorded in Deed Book 1467, Page 521, and being more particularly described as follows:

Beginning at a wooden fence post corner in the east right-of-way of Old Hickory Boulevard, this being the northwest corner of the property described herein, reference the centerline intersection of Old Hickory Boulevard and Cleeces Ferry Road at N 24° W a distance of 5400.00' more or less; thence with Katie Vaughn (DB 1072, PG 078) and a fence the following courses: N 85°35'36" Ea distance of 480.58'; N 84°49'40" E a distance of 690.36'; N 84°15'00" E a distance of 518.76' to a wooden fence post corner, this being the northeast corner of the property described herein, and a corner in the line of Eller & Stone Co., Inc. (DB 4480, PG 397); thence leaving Vaughn and with a fence and Bell's Bend Farms, Inc (DB 5014, PG 965) the following courses: S 26°43'17" E a distance of 1361.49'; S 27°36'45" E a distance of 409.13'; S 27°33'55" E a distance of 601.91'; S 27°00'46" E a distance of 419.80'; S 27°09'22" E a distance of 328.86' to a ½' Rebar (N) with cap stamped Wiser Company in the north right-of-way of Old Hickory Boulevard, this being the southeast corner of the property described herein; thence leaving Bell's Bend Farms, Inc. and with the aforementioned right-of-way and a fence the following courses: N 85°38'16" W a distance of 291.11'; N 85°39'40" W a distance of 730.63' to ½" Rebar (O) with cap stamped Wiser Company, this being the southwest corner of the property described herein; thence leaving said right-of-way and with a fence and Richard Coolidge (DB 20030319, PG 36952) the following courses: N 01°48'24" W a distance of 469.49' to a 24" Hackberry; N 30°45'32" E a distance of 53.05'; N 26°55'47" W a distance of 112.64' to a 8" Hackberry; N 07°47'19" W a distance of 329.59' to a wooden fence post corner; thence continuing with Coolidge and the fence S 65°34'10" W a distance of 285.00' to a wooden fence post corner, this being the southeast corner of Wesley Barnes (DB 4930, PG 793); thence leaving Coolidge and with Wesley Barnes and James Barnes (DB 10681, PG 545) N 28°55'56" W a distance of 776.58' to a wooden fence post corner, this being the northeast corner of James Barnes; thence with James Barnes and a fence S 62°35'19" W a distance of 964.43' to a ½' Rebar (O) in the east right-of-way of Old Hickory Boulevard, this being a corner in the line of James Barnes; thence leaving Barnes and with the aforementioned right-of-way and a fence the following courses: N 18°53'36" W a distance of 582.84'; N 19°04'50" W a distance of 470.75'; N 18°49'44" W a distance of 374.05'; N 18°33'52" W a distance of 147.58' to the point of beginning containing 81.89 acres, more or less, according to a survey performed by Wiser Company, LLC on April 27, 2004.