This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

WARRANTY DEED

Address new owner as:
Crenshaw Family Trust
1314 Gallatin Pike South
Madison, TN 37115

Send tax bills to:
Same

Davidson County DEEDWARR
Recvd: 06/30/06 13:56 3 pgs
Fees:18.00 Taxes:3145.00
20060630-0078638

Map-Parcel
Map 51-11
Par 70, 71

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, William Randolph Dunn, Jr., Trustee, have this day bargained and sold, and do hereby transfer and convey to the said Paul Green Crenshaw, Trustee of the Crenshaw Family Trust, his successors in trust and assigns, certain real estate in Davidson County, Tennessee, described as follows:

TRACT I:
Land in the 11th, formerly the 19th, Civil District of Davidson County, Tennessee, being part of the southerly five acres lying west of the Gallatin Pike of Lot No. 3 on the Plan of the lands of N. O. Love, deceased, as of record in Minute Book 7, page 176 of the County Court of said County, described as follows:

Beginning in the easterly right of way line of the Louisville and Nashville Railroad Company at a point 100 feet southerly from the northwest corner of said five acres, being also the southwest corner of the land conveyed by Louise Summers and husband, M. W. Summers to Robert Walker and wife, by deed of record in Book 784, page 155, Register's Office for said County; thence easterly along said Walker's south line, 37.5 poles,: more or less, to a point in the center of said Pike, 100 feet southerly from the northeast corner of said five acres; thence southeastwardly along the center of said Pike, 100 feet to a point; thence westwardly, parallel with Walker's south line, 38.5 poles, more or less, to the easterly right of way line of said Railroad Company; thence northerly, along said right of way line, 100 feet to the beginning.

BEING the same property conveyed to Mattie Ora Dunn, sole Trustee, or her successors in trust, under the Mattie Ora Dunn Living Trust, dated November 29, 1994, and any amendments thereto, by Quitclaim Deed from Mattie Ora Dunn, dated January 9, 1995, and recorded in Book 9569, page 675, said Register's Office.

TRACT II:
A tract of land in the 15th, formerly the 11th, Civil District of said County, being a part of the south part of Lot No. 3, being west of the Gallatin Pike, on the plan of the lands of N. O. Love, deceased, of record in Minute Book 7, page 176 of the County Court for said County, and described as follows:

Beginning at a point in the west margin of Gallatin Pike in the north margin of a 50-foot street, as proposed, which said street lies along the north boundary line of the National Cemetery; thence along the margin of said street, North 87 deg. 50 min. West 452.2 feet to a stone, being the southeast corner of the land conveyed to John B. Sasser by deed of record in Book 1079, page 346; thence along what was formerly Sasser's east line, North 18 deg. 16 min. East 169.5 feet to a stone in a fence, being in the south line of the land conveyed to Musette M. Dunn; thence with her south line, South 75 deg. 07 min. East 421.6 feet to a stake in the west margin of Gallatin Pike; thence with the margin of the same, South 7 deg. 17 min. West 71.3 feet to the point of beginning.

BEING the same property conveyed to Mattie Ora Dunn, sole Trustee, or her successors in trust, under the Mattie Ora Dunn Living Trust, dated November 29, 1994, and any amendments thereto, by Quitclaim deed from Mattie Ora Dunn dated January 9, 1995, and recorded in Book 9569, page 673, said Register's Office.

This is improved property known as 1314 and 1320 Gallatin Pike South, Madison, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Paul Crenshaw and Kirk Crenshaw and Car Choice, LLC, their heirs and assigns, forever.

And I, William Randolph Dunn, Jr., Trustee, do covenant with the said Paul Crenshaw and Kirk Crenshaw and Car Choice, LLC, that I am lawfully seized and possessed of said land in fee simple; that I have good right to convey it, and that the same is unencumbered, except for real property taxes for the year of 2006.

And I, William Randolph Dunn, Jr., Trustee, do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the Paul Crenshaw and Kirk Crenshaw and Car Choice, LLC, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS My hand this 20th day of June 2006.

William Randolph Dunn, Jr., Trustee

William Randolph Dunn, Jr., Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Randolph Dunn, Jr., Trustee, 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 purpose therein contained.

Witness my hand, at office, this 20th day of June 2006.

NOTARY PUBLIC

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is ~~$875,000.00~~ $850,000.00.

AFFIANT

Subscribed and sworn to before me, this 20th day of June 2006.

NOTARY PUBLIC

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.