WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-0030
File No.:

MORTGAGEE:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $1000,000.00.

Affiant

Sworn to and subscribed before me on this the 3rd day of ~~September~~ October, 2006.

NOTARY PUBLIC
My Commission Expires: 12/21/2009

Fran Y. Oroson
State of Tennessee
Notary Public
Davidson County

Address New Owner:	Send Tax Bills to:	Map-Parcel
CP Construction, LLC	Same as Owner	044-0 00 026.00
508 Ridgecrest Lane		
Lebanon, TN 37087		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **OLD HICKORY CREDIT UNION**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **CP CONSTRUCTION, LLC**, a Tennessee Limited Liability Company, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being a tract of land in the 11th Councilmanic District of Davidson County, TN, and a portion of that property conveyed to Old Hickory Credit Union by Book 8208, Page 528, said Registers' Office and more accurately described according to a survey dated 08/27/01 by Tommy E. Walker, Registered Land Surveyor No. 1465, as follows:

BEGINNING at an iron pin in the Northerly margin of Robinson Road, said pin being the most Southerly corner of the herein-described tract and a common corner to that property conveyed to Edward Gayle Robinson, et ux (Book 6973, Page 990, RODC, TN); thence with said margin and a curve to the right (R = 1392.40', I = 19 deg. 17 min. 13 sec., LC = 466.50', CB = N 33 deg. 13 min. 10 sec. West) for a curve distance of 468.71 feet to an iron pin; thence North 25 deg. 00 min. 16 sec. West 79.34 feet to an iron pin; thence North 17 deg. 46 min. 44 sec. West 334.18 feet to an iron pin in the Southeasterly margin of Industrial Drive; thence with the same North 13 deg. 15 min. 51 sec. East 312.23 feet to an iron pin; thence now leaving said margin South 44 deg. 36 min. 55 sec. East 243.93 feet to an iron pin; thence North 55 deg. 46 min. 45 sec. East 363.15 feet to an iron pin in the Southwesterly line of Old Hickory, TN/AHPC (Book 9954, Page 178, RODC, TN); thence with the same South 44 deg. 36 min. 55 sec. East 503.23 feet to an iron pin in the Northwesterly line of Maude R. Hopkins, et al. (Book 6727, Page 496, RODC, TN); thence South 19 deg.

Davidson County DEEDWARR
Recvd: 10/05/06 10:12 2 pgs
Fees:13.00 Taxes:3700.00
20061005-0123731

51 min. 15 sec. West 455.98 feet to a railroad rail corner; thence South 46 deg. 55 min. 29 sec. West 480.10 feet to the point of beginning, containing 13.997 acres, more or less.

BEING part of the same property conveyed to OLD HICKORY CREDIT UNION by Warranty Deed dated October 2, 1990, and executed by JOHN C. HAYES and recorded in Book 8208, Page 528, Registers' Office for Davidson County, TN.

This is unimproved property known as _____ Robinson Road/Industrial Road, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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.

WITNESS (my/our) hand(s) this the 3RD day of ~~September~~ OCTOBER, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

OLD HICKORY CREDIT UNION

By: Bonnette A. Dawson
Bonnette A. Dawson, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE ME, undersigned, a Notary Public of the State and County aforesaid, personally appeared BONNETTE A. DAWSON, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself to be President or other officer authorized to execute the instrument of the OLD HICKORY CREDIT UNION, the within named bargainor, a corporation, and that Bonnette A. Dawson, as such President executed the foregoing instrument for the purposes contained, by signing the name of the corporation by herself as President.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 3 day of ~~September,~~ October 2006.

MY COMMISSION EXPIRES: May 26, 2010

Ragena Richardson
NOTARY PUBLIC

My commission expires: ~~MY COMMISSION EXPIRES:~~ May 26, 2010

RAGENA RICHARDSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN