This Instrument Was Prepared By:

KIRK C. WAITE, ATTORNEY
7100 EXECUTIVE CENTER DR., #101
BRENTWOOD, TENNESSEE 37027

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $285,000.00.

Kirk C. Waite
Affiant

Subscribed and sworn to before me, this 24 day of April, 2006.

Wanda D. Greene
Notary Public

My Commission Expires:_____

Davidson County DEEDWARR
Recvd: 10/17/06 08:29 5 pgs
Fees:28.00 Taxes:1054.50
20061017-0128471



Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Bates Family Partnership c/o Mr. Walter T. Bates 1495 Lewisburg Pike Franklin, Tennessee 37069	Nashville Rubber & Gasket Company, Inc. 1900 Elm Tree Dr. Nashville, Tennessee 37210	95-13 Parcel 12

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, James Stanley Schmitt, Kim S. Fogarty, Sharen S. Martin, Dawn S. Roberts and Michael Scott Schmitt, hereinafter called the Grantors, have bargained

and sold, and by these presents do transfer and convey unto Bates Family Partnership, hereinafter called the Grantee, its successors and assigns, their undivided thirty (30%) percent ownership as tenants in common in a certain parcel of land in Davidson County, Tennessee, described as follows:

> Being an undivided interest in land, Being Lots Nos. 9 and 9-A on the Plan of Metropolitan Industrial Park Resubdivision of Section 7, as of record in Book 3842, page 256, and re-recorded in Book 4470, page 115, Register's Office for said County, described as follows:
>
> Beginning at the common corner of Lots Nos. 9-A and 17 in the northerly margin of Elm Tree Drive; thence with the margin of said Drive, westerly 239.20 feet to a point in the beginning of a curve; thence around said curve, northwesterly 82.89 feet to a point in the easterly margin of Appleton Drive; thence with the margin of the same; northerly 257.88 feet to a point; thence leaving said Drive, easterly 300 feet to the common rear corner of Lots Nos. 9-A and 17; southerly 270 feet to the beginning.
>
> Being the same property conveyed to James Stanley Schmitt, Kim S. Fogarty, Sharen S. Martin, Dawn S. Roberts and Michael Scott Schmitt by Trustee's Quitclaim Deed dated March 29, 1999, and of record in Book 11436, page 357, Register of Deed for Davidson County, Tennessee.

Information provided by the parties. No title search has been performed and no insurance is afforded.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantors do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to said land to said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 20th day of April, 2006.

JAMES STANLEY SCHMITT

Kim S. Fogarty
KIM S. FOGARTY

Sharen S. Martin
SHAREN S. MARTIN

Dawn S. Roberts
DAWN S. ROBERTS

Michael S. Schmitt
MICHAEL SCOTT SCHMITT

STATE OF SC)

COUNTY OF York)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, James Stanley Schmitt, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Rock Hill, South Carolina this 20th day of April, 2006.

JULIE N. WATTS NOTARY PUBLIC SOUTH CAROLINA

Julie N. Watts
NOTARY PUBLIC

My Commission Expires: 4/9/2007

STATE OF SC)

COUNTY OF York)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kim S. Fogarty, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Rock Hill, South Carolina this 20th day of April, 2006.

JULIE N. WATTS NOTARY PUBLIC SOUTH CAROLINA

Julie N. Watts
NOTARY PUBLIC

My Commission Expires: 4/9/2007

STATE OF SC)

COUNTY OF York)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sharen S. Martin, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Rock Hill, South Carolina, this 20th day of April, 2006.

JULIE N. WATTS NOTARY PUBLIC SOUTH CAROLINA

Julie N. Watts
NOTARY PUBLIC

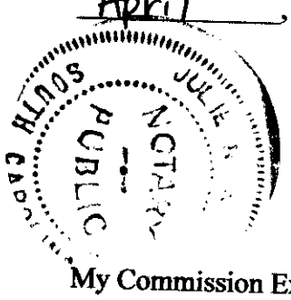
My Commission Expires: 4/9/2007

STATE OF SC)

COUNTY OF York)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dawn S. Roberts, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Rock Hill, South Carolina, this 20th day of April, 2006.



Julie N. Watts
NOTARY PUBLIC

My Commission Expires: 4/9/2007

STATE OF SC)

COUNTY OF York)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael Scott Schmitt, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Rock Hill, South Cardina, this 20th day of April, 2006.



Julie N. Watts
NOTARY PUBLIC

My Commission Expires: 4/9/2007