WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/22/06 15:24 4 pgs
Fees:22.00 Taxes:0.00
20061222-0158609

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF DECEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 2-10-08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark W. Moore	- Same -	PART OF MAP
(NAME)	(NAME)	
1421 Little Pond Creek Rd.		86 PAR 16 (CHEATHAM) MAP 99 PARCEL 1.01 (DAVIDSON
(ADDRESS)	(ADDRESS)	
Pegram, TN 37143		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **THE EDNA W. WHALEY REVOCABLE LIVING TRUST UAD 6/7/99 as amended 10/28/02 and 6/1/05, by and through the co-trustees being PATRICIA HESS and WANDA WARREN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARK W. MOORE**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **CHEATHAM AND DAVIDSON COUNTIES,** STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN FOR A COMPLETE LEGAL DESCRIPTION

Being the same property conveyed to Edna W. Whaley, Trustee and any Successor Trustee thereto, U/A/D June 7, 1999, a one half interest, of record in Book 11514, page 811, Register's Office for Davidson County, Tennessee, and Record Book 1188, page 675, Register's Office for Cheatham County, Tennessee, and by quitclaim of record in Instrument No. 95113 *, Register's Office for Davidson County, Tennessee; and of record in Record Book 229, page 144, Register's Office for Cheatham County, Tennessee; the said Edna W. Whaley having since died September 27, 2005, and pursuant to the Edna W. Whaley Revocable Living Trust Agreement dated 6/7/99 and amended 10/28/02 and 6/1/05, naming Patricia Hess and Wanda Warren , Co-Trustees.

SUBJECT to Joint Driveway Easement for Ingress and Egress and Maintenance Agreement of record in Instrument No. 20060315-0030095, Register's Office for Davidson County, Tennessee, and of record in Survey Easement Ut Book 1, page 519, Register's Office for Cheatham County, Tennessee.

THE GRANTORS HEREIN SHALL BE RESPONSIBLE FOR ANY ROLLBACK TAXES WHICH MAY BE ASSESSED.

* 20061222-0158608

This is unimproved property, known as 30.04 ACRES Pond Creek Road, Pegram, TN 37143
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness our hands this ___ day of December, 2006.

Dolores Moulton, Register
Cheatham County Tennessee
Rec #: 140026
Rec'd: 20.00
State: 592.00
Clerk: 1.00
EDP: 2.00
Total: 615.00
Instrument #: 95114
Recorded
12/18/2006 at 9:00 AM
in Record Book
229
Pgs 146-149

EDNA W. WHALEY REVOCABLE LIVING TRUST

BY: Patricia Hess
PATRICIA HESS, CO-TRUSTEE

BY: Wanda Warren
WANDA WARREN, CO-TRUSTEE

STATE OF TENNESSEE

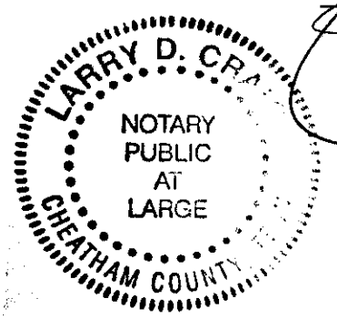
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the said County and State, PATRICIA HESS, CO-TRUSTEE and WANDA WARREN, CO-TRUSTEE OF THE EDNA W. WHALEY REVOCABLE LIVING TRUST the within named bargainor(s), with whom I am personally acquainted or proved to be 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 this 14th day of December, 2006.

Commission expires: 2.10.08

Notary Public



My Commission Expires FEB. 10, 2008

EXHIBIT "A"

LAND LOCATED IN THE 9TH CIVIL DISTRICT OF CHEATHAM COUNTY, TENNESSEE AND THE 35TH COUNCILMANIC DISTRICT OF DAVIDSON COUNTY, TENNESSEE ON THE EASTERLY MARGIN OF POND CREEK ROAD AND BOUNDED WEST BY WHALEY, ON THE NORTH BY JENKINS, ON THE WEST BY BIBEE, COX AND DEBERRY AND ON THE SOUTH BY JAKOBIK AND DESCRIBED AS FOLLOWS:

BEGINNING AT POINT ON THE SOUTH BANK OF A DRAINAGE DITCH, ON THE EASTERN MARGIN OF POND CREEK ROAD, SAID POINT BEING THE NORTHWEST CORNER OF JACK JAKOBIK (BOOK 8113, PAGE 472 R.O.D.C., TN.) AND THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED LAND;

THENCE LEAVING SAID DRAINAGE DITCH WITH THE MARGIN OF POND CREEK ROAD N 14°42'00" E 103.00 FEET TO AN IRON ROD (NEW);

THENCE LEAVING SAID MARGIN OF ROAD WITH THREE NEW LINES SEVERING THE LAND OF EDNA W. WHALEY, TRUSTEE (BOOK 11514, PAGE 811 R.O.D.C., TN.) S 75°09'51" E 397.60 FEET TO AN IRON ROD (NEW) BY A FENCE CORNER POST;

THENCE WITH A FENCE LINE S 61°03'28" E 221.64 FEET TO AN IRON ROD (NEW) BY A FENCE CORNER POST OF THE SOUTH SIDE OF A FARM ROAD;

THENCE N 31°12'52" E 857.74 FEET TO AN IRON ROD (NEW) IN A FENCE LINE AND THE SOUTH LINE OF TONY R. JENKINS (INSTRUMENT #20000609-0058045 R.O.D.C., TN.) AND THE NORTHWEST CORNER OF THE HEREIN DESCRIBED LAND;

THENCE WITH THE LINE OF JENKINS N 87°29'00" E 665.51 FEET TO A POINT ON THE LINE OF JAMES BIBEE (BOOK 6975, PAGE 737 R.O.D.C., TN.;

THENCE WITH THE LINE OF BIBEE AND TIMOTHY C. COX AND SUZANNE E. COX (INSTRUMENT #20040317-0030492 R.O.D.C., TN.) S 00°11'49" W 1011.13 FEET TO AN IRON ROD (OLD);

THENCE CONTINUING WITH COX S 87°18'11" E 47.60 FEET TO AN IRON ROD (OLD);

THENCE S 02°41'49" W 394.98 FEET TO AN IRON ROD (OLD), SAID POINT BEING THE SOUTHWEST CORNER OF COX AND THE NORTHWEST CORNER OF BILLY DEBERRY AND MARGIE DEBERRY (BOOK 7139, PAGE 824 R.O.D.C., TN.);

THENCE CONTINUING WITH DEBERRY S 02°41'49" W 366.68 FEET TO A POINT IN THE CENTER OF A DRAINAGE DITCH, PASSING THROUGH A REFERENCE PIN AT 351 68 FEET, SAID POINT BEING THE SOUTHWEST CORNER OF DEBERRY AND THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED LAND;

THENCE WITH THE CENTER OF A DITCH N 89°34'50" W 103.56 FEET TO THE INTERSECTION OF TWO DRAINAGE DITCHES;

THENCE CONTINUING WITH DITCH, N 38°01'54" W 100.38 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 01°29'29" W 77.19 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 71°01'18" W 66.95 FEET TO A POINT;

PH/lw

THENCE CONTINUING WITH DITCH, N 46°34'29" W 107.47 FEET TO A POINT:

THENCE CONTINUING WITH DITCH, N 13°31'24" W 110.57 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 73°35'15" W 95.66 FEET TO AN IRON PIN ON THE SOUTHERN BANK OF THE DRAINAGE DITCH;

THENCE WITH DRAINAGE DITCH N 69°27'21" W 74.83 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 24°51'46" W 47.97 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 49°02'11" W 184.35 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 35°58'00" W 257.12 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 52°49'00" W 103.15 FEET TO A POINT:

THENCE CONTINUING WITH DITCH, S 89°29'00" W 175.00 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 50°53'00" W 262.13 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 66°21'00" W 99.44 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 19°09'00" E 48.15 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, S 83°55'00" W 232.74 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, S 75°12'00" W 56.95 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, N 24°30'00" W 69.37 FEET TO A POINT;

THENCE CONTINUING WITH DITCH, S 89°32'00" W 64.10 TO THE POINT OF BEGINNING AND CONTAINING 30.04 ACRES MORE OR LESS.

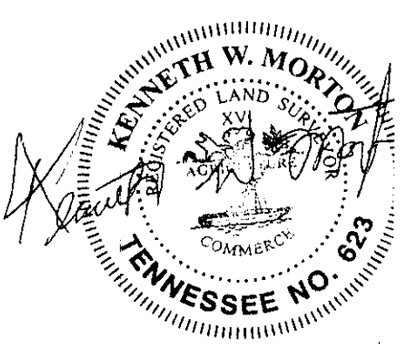
THIS CONVEYANCE IS MADE SUBJECT TO AND INCLUDED IN THIS CONVEYANCE ARE ALL THOSE RIGHTS IN AND TO THAT CERTAIN:

12' INGRESS/EGRESS
EASEMENT

BEGINNING AT A POINT IN THE CENTER OF A CONCRETE DRIVEWAY ON THE EASTERLY SIDE OF POND CREEK ROAD, SAID POINT BEING S 03°54'00" W 10.50 FEET FROM THE SOUTHWEST CORNER OF JESSIE C. WARREN (DEED BOOK 181, PAGE 233 R.O.C.C., TN.) AND THE NORTHWEST CORNER OF EDNA W. WHALEY, TRUSTEE (BOOK 11514, PAGE R.O.D.C., TN.).

THENCE WITH AN EXISTING DRIVEWAY AND A FARM ROAD THE FOLLOWING SEVEN CALLS:

S 70°26'55" E 54.61 FEET TO A POINT; THENCE
S 66°16'52" E 67.23 FEET TO A POINT; THENCE
S 39°55'00" E 258.49 FEET TO A POINT; THENCE
S 56°42'02" E 92.30 FEET TO A POINT; THENCE
S 59°10'32" E 62.58 FEET TO A POINT; THENCE
S 55°10'59" E 93.72 FEET TO A POINT; THENCE
S 63°16'16" E 58.65 FEET TO A POINT IN THE EASTERLY LINE OF THE HEREIN DESCRIBED LAND AND THE TERMINUS OF SAID EASEMENT.



PH/ww