Davidson County DEEDWARR
Recvd: 03/28/07 10:12 2 pgs
Fees:13.00 Taxes:684.50
20070328-0036959

WARRANTY DEED

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

X Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of March, 2007

Notary Public:

MY COMMISSION EXPIRES: 11-22-10
(AFFIX SEAL)

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:
Lakeside Meadows, LLC	NEW OWNER	Map 110
120 Donelson Pike		Group
Nashville, TN 37214		Parcel 072.00

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

B & P Developments, Inc.

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Lakeside Meadows, LLC
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:

Being a parcel of Land located in the 12th Councilmanic District of Davidson County, Tennessee, said parcel being more particularly described as follows:

Beginning at an old iron rod in the South margin of Hessey Road, said point being 712± feet from the centerline intersection of Hessey Road and Earhart Road, being 25 feet from the centerline of Hessey Road, and a common corner to Karl Nelson and wife as described in Instrument Number 20031201-0172379, R.O.D.C., TN;

Thence, with said margin, South 82 DEGREES 17 MINUTES 17 SECONDS East, 375.23 feet;

Thence, with a curve turning to the right with an arc length of 165.78 feet, a radius of 1542.54 feet, and a chord bearing and distance of South 79 DEGREES 12 MINUTES 33 SECONDS East,165.70 feet;

Thence with a curve turning to the left with an arc length of 7.12 feet, a radius of 3,025.00 feet, and a chord bearing and distance of South 76 DEGREES 11 MINUTES 53 SECONDS East, 7.12 feet, being a point in the East Boundary of Thomas Felts ET UX, as recorded in Book 5158, Page 950, R.O.D.C., TN;

Thence, leaving said margin, South 07 DEGREES 43 MINUTES 08 SECONDS West, 435.30 feet;

Thence, North 81 DEGREES 11 MINUTES 13 SECONDS West, 532.45 feet to an old iron rod in a fence line, said point lying in the East Boundary of Jeb Johnston, ET UX, as recorded in Book 8726, Page 172,R.O.D.C., TN;

Thence, North 05 DEGREES 41 MINUTES 17 SECONDS East, 434.99 feet to the point of beginning and having an area of 236,943 square feet, or 5.44 acres, according to a boundary survey by Weatherford and Associates, LLC, Paul G. Weatherford, TN RLS #1941, 1301 Central Court, Hermitage, TN 37076, dated April 17, 2006, and revised February 28, 2007.

Being the same property conveyed to B & P Developments, Inc. by Special Warranty Deed from LaSalle Bank National Association, as Trustee, of record in Instrument 20060118-0006488, said Register's Office.

This conveyance is made subject to: (1) 2007 taxes, which have been prorated and assumed by the Grantees; (2) Storm Water Detention Agreement of record in Instrument 20070112-0005324, 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 ( )

This is Improved (X) property, known as 4646 Hessey Road, Mt. Juliet, TN 37122

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 my hand this 27th day of March, 2007.

B & P Developments, Inc.

BY: David H. Parker, President

David H. Parker, President

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared David H. Parker with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the President of B & P Developments, Inc., the within named bargainer, and corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said David H. Parker as such President.

Witness my hand and official seal at office, on this the 27th day of March, 2007.

My Commission Expires: 11/22/10

Notary Public

ZANA C. PETTY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.