Davidson County DEEDWARR
Recvd: 06/12/07 14:58 4 pgs
Fees:23.00 Taxes:3441.00
20070612-0070525

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Box 14A
JTC# 20511-6

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Tennessee One-Call System, Inc. 1850 Elm Hill Pike Nashville, TN 37210	"New Owners"	Map 95-B Parcel 33

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, DAVID M. WINDLE, hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto TENNESSEE ONE-CALL SYSTEM, INC., a Tennessee corporation, hereinafter called the "Grantee", its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lot 60 of the Metropolitan Industrial Park, Section 51, as of record in Plat Book 4715, Page 161, at the Register's Office for Davidson County, Tennessee, and being more particularly described as follows;

Beginning in the northwesterly right-of-way line of Elm Hill Pike, 80 feet in width, at a corner common with Lot 26 of the Metropolitan Industrial Park, Section 20, as of record in Plat Book 4300, Page 30, at the Register's Office for Davidson County, Tennessee, also being the property of Jackson's Courtyard Partnership and Johnston Concrete Products, Inc., as of record in Instrument Number: 20010228-0018822, at the Register's Office for Davidson County, Tennessee;

Thence leaving the northwesterly right-of-way line of Elm Hill Pike, with the northeasterly property line of said Lot 26, North 57 deg 43 min 33 sec West, 264.44 feet to an existing pk nail, in the southeasterly property line of Lot 40 of the Metropolitan Industrial Park, Section 33, as of record in Plat Book 4595, Page 188, at the Register's Office for Davidson County, Tennessee, also being the property of A& B Building MIP, as of record in Deed Book 11766, Page 564, at the Register's Office for Davidson County, Tennessee;

Thence with the southeasterly property line of said Lot 40, North 36 deg 46 min 37 sec East, 187.26 feet to an existing iron rod in the southwesterly right-of-way line of Appleton Drive, 60 feet in width;

Thence with the southwesterly right-of-way line of Appleton Drive, South 53 deg 24 min 00 sec East, 208.89 feet to an iron rod set;

Thence with a curve to the right, along an arc length of 78.73 feet, the central angle of which is 90 deg 13 min 02 sec, the radius of which is 50.00 feet, the chord of which is South 08 deg 17 min 29 sec East, 70.84 feet to an iron rod set at the intersection with the northwesterly right-of-way line of Elm Hill Pike;

Thence leaving the southwesterly right-of-way line of Appleton Drive, with the northwesterly right-of-way line of Elm Hill Pike, with a curve to the left, along an arc length of 117.23 feet, the central angle of which is 04 deg 33 min 43 sec, the radius of which is 1472.39 feet, the chord of which is South 34 deg 32 min 10 sec West, 117.20 feet to the POINT OF BEGINNING. Containing 45,607 square feet or 1.047 acres more or less.

The above description was prepared from an ALTA/ACSM Land Title Survey of Lot 60, Metropolitan Industrial Park, Section 51,dated May 18, 2007 prepared by Cherry Land Surveying, Inc., R. Scot Cherry, Tennessee Registered Land Surveyor No. 1512, bearing Job No. 07118 CW.

BEING the same property conveyed to David Windle, and individual, by Special Warranty Deed from APAC-Tennessee, Inc., a Delaware corporation, of record in Instrument Number 20030716-0099889, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and the undersigned Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except as set forth on the attached Exhibit "A"; and the Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under the said Grantor.

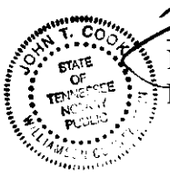
IN WITNESS WHEREOF, this instrument has been executed this 12th day of June, 2007.

David M. Windle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David M. Windle, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12th day of June, 2007.



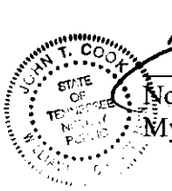
Notary Public
My Commission Expires: 3/22/09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $930,000.00.

Affiant

Subscribed and sworn to before me this
12th day of June, 2007.



Notary Public
My commission expires: 3/22/09

WD.TNONECALL

Exhibit "A"
Permitted Exceptions

1. Taxes for the year 2007 and subsequent years, a lien not yet due and payable. Taxes for 2007 have been prorated between the parties and assumed by the Grantee.
2. Matters shown on the Plan of record in Book 4715, Page 161and Surveyor's Certificate of Correction in Book 4858, Page 124, Register's Office for Davidson County, Tennessee.
3. Deed of Conveyance for sanitary sewer in Book 4854, Page 616, said Register's Office.
4. Matters shown on ALTA/ACSM Land Title Survey of Lot 60, Metropolitan Industrial Park, Section 51,dated May 18, 2007 prepared by Cherry Land Surveying, Inc., R. Scot Cherry, Tennessee Registered Land Surveyor No. 1512, bearing Job No. 07118 CW.