Davidson County DEEDWARR
Recvd: 04/30/08 14:00 3 pgs
Fees:18.00 Taxes:6660.00

20080430-0044103

THIS INSTRUMENT PREPARED BY:

Matthew Brothers, Esq.
222 Second Ave., N., Ste 340-M
Nashville, TN 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or the value of the property, whichever is greater, is $1,800,000.00

Michael W. Taylor, Affiant

Christina A. Taylor, Affiant

Gregory J. Taylor, Affiant

Lesa T. Taylor, Affiant

Sworn to and subscribed before me this 30th day of April, 2008.

Notary Public

My Commission Expires: 5-04-08

ANNIE G. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Owner/Responsible Taxpayer

Performance Marine-Mastercraft, Inc.
4010 Sells Drive
Hermitage, Tennessee 37076

MAP 97 PARCEL 124

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Michael W. Taylor and spouse, Christina A. Taylor, and Gregory J. Taylor and spouse, Lesa T. Taylor,** hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **Performance Marine-Mastercraft, Inc.,** a corporation organized under the laws of the state of Tennessee, hereinafter "Grantee", the following improved land and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, known as and located at 4010 Sells Drive, Hermitage, Tennessee 37076, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of McDonald's Subdivision Plat of record in Book 9700, Page 963, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gregory L. Taylor and Michael W. Taylor by Deed from Drury Inn, Inc., recorded in Instrument No. 20020702-0079623, Register's Office for Davidson County, Tennessee.

SUBJECT to taxes for the year 2008 and subsequent years not yet due and payable, and all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantors' hands this 30th day of April, 2008.

Michael W. Taylor

Michael W. Taylor

Christina A. Taylor

Christina A. Taylor

Gregory L. Taylor

Gregory L. Taylor

Lesa T. Taylor

Lesa T. Taylor

STATE OF TENNESSEE

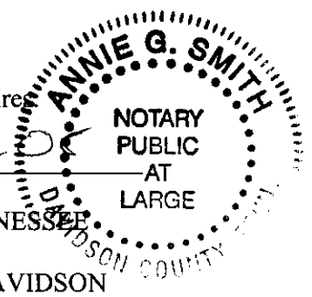
COUNTY OF DAVIDSON

On this 30th day of April, 2008, before me personally appeared Michael W. Taylor and spouse Christina A. Taylor, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such persons' free act and deed, and for the purposes contained therein.

Notary Public

Printed Name: Annie G Smith

Commission Expires: 5-24-08



STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this ____ day of April, 2008, before me personally appeared Gregory J. Taylor and spouse Lesa T. Taylor, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such persons' free act and deed, and for the purposes contained therein.

Notary Public

Printed Name: Annie G. Smith

Commission Expires: 5-24-08

