Davidson County DEEDWARR
Recvd: 10/30/08 14:13 2 pgs
Fees:13.00 Taxes:462.50

20081030-0108408

Prepared by:
Com Unity Title, LLC
302 E. Walnut Street
Dickson, TN 37055

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $125,000.00.

Affiant

Subscribed and sworn to before me, this 15th day of October, 2008.

Notary Public
My commission expires: 7/24/2010

10032008

Address of New Owner:	Send Tax Bills to:	Tax Information
Centerstone of Tennessee, Inc.	SAME	Map 070 020
P O Box 40406		Parcel 00100
Nashville, TN 37204-0406		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Frances E. Mayberry and husband, Lessly Mayberry, referred to as Grantors, have bargained and sold, and does hereby transfer and convey to Centerstone of Tennessee, Inc., hereinafter called the Grantee, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Being property located in the 2nd Civil District of Davidson County, Tennessee, being recorded in Deed Book 10747, Page 299 in the Register's Office of Davidson County, Tennessee (R.O.D.C.T.), being bounded on the North by the Lessly Mayberry property, as recorded in Deed Book 4601, Page 451, R.O.D.C.T., the Trustee's of Bethesda Original Church of God property, as recorded in Deed Book 6524, Page 847, R.O.D.C.T., on the east and south by the St. Pius X Catholic Church Property, as recorded in Instrument Number 20040929016988, R.O.D.C.T., on the west by Tucker Road (50' right-of-way) and being more particularly described as follows:

Commencing at a control point nail (set) at westerly margin of Tucker Road, thence North 81 degrees 29 minutes 02 seconds East, a distance of 56.03 feet to an iron pin found, said pin being the northwest corner of herein described property, and the **True Point of Beginning**;

Thence, with the Mayberry property, then with the Original Church of God property, North 73 degrees 13 minutes 20 seconds East, a distance of 678.79 feet to a concrete monument (found);

Thence, with the St. Pius property, South 17 degrees 00 minutes 44 seconds East, a distance of 153.62 feet to an iron pin (found);

Thence, continuing with the St. Pius property, South 73 degrees 10 minutes 38 seconds West, a distance of 679.27 feet to an iron pin (found);

Thence, with the easterly margin of Tucker Road, North 16 degrees 50 minutes 04 seconds West, a distance of 154.15 feet to the Point of Beginning, **containing 104,491 square feet, more or less, and/or 2.40 acres, more or less**, according to a survey, dated September 17, 2008, by Jeffrey A. Leopard of Byrd Surveying, Inc., located at 230 B West Dunbar Cave Road, Clarksville, TN 37040. Byrd Project No. B6731-08

Being the same property conveyed to Frances E. Mayberry and husband, Lessly Mayberry by Warranty Deed from Ruby L. Schutt, Heir of Beatrice Kizer, dated December 31, 1997, recorded in Book 10747, page 299, Register's Office for Davidson County, Tennessee.
Property also known as: 2810 Tucker Road, Nashville, TN 37218

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever. Grantors do covenant with Grantee that Grantors 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. Grantors do further covenant and bind thierself, heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, his 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 15th day of October 2008.

FRANCES E. MAYBERRY

LESSLY MAYBERRY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Frances E. Mayberry and husband, Lessly Mayberry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 15th day of October 2008.

JULIE QUONE
STATE
TENNESSEE
PUBLIC
DAVIDSON COUNTY

Notary Public
State of Tennessee at Large

My Commission expires: 7/24/2010

TM

**Buyer being tax exempt, per document attached.