ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Star Group of Hermitage, LLC	SAME	08600014000
10540 Cedar Grove Road		
Smyrna, TN 37167		
This instrument prepared by: Weldon B. White, Jr., Attorney at Law, 102 Woodmont Boulevard, Suite 200, Nashville, Tennessee 37205.		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable consideration, the receipt and sufficiency all of which are hereby acknowledged, Barbara Meade Terry, James R. Meade, Jr. and Cathryn Meade Olds (The" Grantors") have bargained and sold, and by these presents do transfer and convey unto Star Group of Hermitage, LLC, a Tennessee Limited Liability Company, (The "Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

See Exhibit A

This conveyance is subject to:

1. Taxes for the year 2013 and subsequent years, a lien not yet due and payable, the payment of which is assumed by Grantee.

This is property commonly known as 3778 Central Pike, Hermitage, Tennessee.

BILL GARRETT, Davidson County
Trans:T20130010119 DEEDWARR
Recvd: 02/06/13 09:02 4 pgs
Fees:23.00 Taxes:2460.50
20130206-0012157

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $665,000.00.

Affiant

Subscribed and sworn to before me this 1st day of February, 2013.

Notary Public

My commission expires: 7/6/2015

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever. And Grantors does covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 1st day of February, 2013.

Barbara Meade Terry

James R. Meade, Jr.

Cathryn Meade Olds

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public, in and for said County and State, duly commissioned and qualified, personally appeared Barbara Meade Terry, to me known to the person described in (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and acknowledged she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of February, 2013.

Notary Public

My Commission Expires: 7/6/2015

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public, in and for said County and State, duly commissioned and qualified, personally appeared James R. Meade, Jr., to me known to the person described in (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and acknowledged he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of February, 2013.

Notary Public

My Commission Expires: 7/6/2015

STATE OF Alabama
COUNTY OF Baldwin

Before me, the undersigned, a Notary Public, in and for said County and State, duly commissioned and qualified, personally appeared Cathryn Meade Olds, to me known to the person described in (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and acknowledged she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Baldwin County, Alabama, this 16 day of January, 2013.

Notary Public

My Commission Expires: Oct 2014

Exhibit A

Real estate situated in the 13th Councilmatic District of Davidson County, Tennessee, to-wit:

Being part of Lot No. 2 in the division of the lands of P.W. Cherry as of record in Minute Book "J" at pages 738 and 789 of the County Court for Davidson County, Tennessee and described according to a survey made by Elkins Surveying Company, on Jan. 20, 2013, as follows:

Beginning at an iron pin in the southerly margin of Central Pike and thence with said margin S 28-58-39 E 182.85 feet to a rebar; thence continuing with said margin S 32-02-35 E 130.63 feet to an iron pin; thence S 10-04-59 W 370.22 feet to an iron pin; thence N 83-03-11 W 288.97 feet to the Chandler graveyard at the SE corner of said graveyard; thence N 7-01-50 E 97.17 feet to an iron pin; thence N 83-52-19 W 125.78 feet to an iron pin; thence S 7-06-31 W 112.77 feet to an iron pin at the SW corner of said graveyard; thence N 83-36-30 W 730.17 feet with the fence to an iron pin; thence N 12-07-38 W 347.53 feet with the fence to an iron pin; thence S 87-43-18 E 917.01 feet with the fence to an iron pin; thence N 40-59-46 E 165.12 feet with the fence to an iron pin; thence N 45-34-36 E 132.93 feet to the beginning and containing 10.95 acres, more or less.

Being the same property conveyed to James Robert Meade, (1/3 interest) Cathryn Meade Olds (1/3 interest) and Barbara Meade Jordan (now Terry) (1/3 interest) from Robert H. Meade and wife, Lola Campbell Meade by deed of record in Book 4218, page 170, dated May 19, 1967 and by Deed of Correction in Book 9697, page 525, dated June 9, 1999, Register's Office Davidson County, Tennessee.

James R. Meade conveyed to James R. Meade and James R. Meade, Jr., as joint tenants in common with the right of survivorship, being a 1/3 interest as tenants in common , by deed of record in Book 10147, page 610, dated May 6, 1995, Register's Office for Davidson County, Tennessee.

Barbara Meade conveyed to Barbara Meade Terry her 1/3 interest, by deed of record as Instrument No. 20031222-0181553, dated November 4, 2003, Register's Office for Davidson County, Tennessee.

James R. Meade died on January 5, 1998, leaving James R. Meade Jr. as the sole survivor of the 1/3 tenant in common interest by deed of record in Book 10147, page 610, dated May 6, 1995, Register's Office for Davidson County, Tennessee.