PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20130035042 DEEDWARR
Recvd: 04/29/13 14:06 3 pgs
Fees:18.00 Taxes:370.00
20130429-0042449

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref(DM) Title No: 52443
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Terry Clyne 4717 Centennial Blvd. Nashville, TN 37209	SAME

TAX MAP-PARCEL NUMBERS: 09102024600

WARRANTY DEED

(Corporate)

FOR AND IN CONSIDERATION of the sum of **$100,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Perkins Investment Group, LP**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Terry Clyne** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, described according to a survey by Phillip E. Holmes, Jr., RLS #1728, Volunteer Land Surveying Services, File No. 15097, dated March 22, 2013 described as follows:

Beginning at an iron pin at the westerly intersection of the margins of Centennial Blvd and Ohio Ave.; thence south 83 degrees 40 minutes 40 seconds, West 426.10 feet to an iron pipe; thence with a curve to the right having a radius of 741.73 feet, a length of 150.74 feet to an iron pin; thence south 77 degrees 53 minutes 02 seconds East 337.28 feet to the point of beginning, containing 0.53 acres.

Copy of said survey attached as Exhibit "A" to this instrument.

Being the same property conveyed to Consumers Gasoline Stations, Inc., by Warranty Deed from James W. Perkins, Jr., and Nancy Lee Pitts, the legatees and devisees under the will of Nancy K. Perkins, dated December 14, 2000 and recorded on December 20, 2000 of record in Doc. No. 20001220-0124542, Register's Office for Davidson County, Tennessee. By Quitclaim Deed dated August5, 2011, recorded August 12, 2011, of record in Doc. No. 20110812-0062223, said Register's Office Consumers Gasoline Stations, Inc., conveyed their interest in subject property to Perkins Investment Group, L.P.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2013, and subsequent years; All Matters shown on the Plan, with Owner's Certificate, of record in Book 57 Page 172, said Register's Office.

This is improved property, known as: 5701 Centennial Boulevard, Nashville, Tennessee

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of April, 2013.

Perkins Investment Group, LP

By: _____

James W. Perkins, Jr.
Title: General Partner

State of TENNESSEE
County of DAVIDSON

Before me, the undersigned, personally appeared **James W. Perkins, Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as it's general partner (or other officer authorized to execute this instrument) of **Perkins Investment Group, LP**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Davidson Tennessee this the 26th day of April, 2013.

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

_____
Notary Public

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $100,000.00

_____
Affiant

Sworn and subscribed before me this the 26th day of April, 2013.

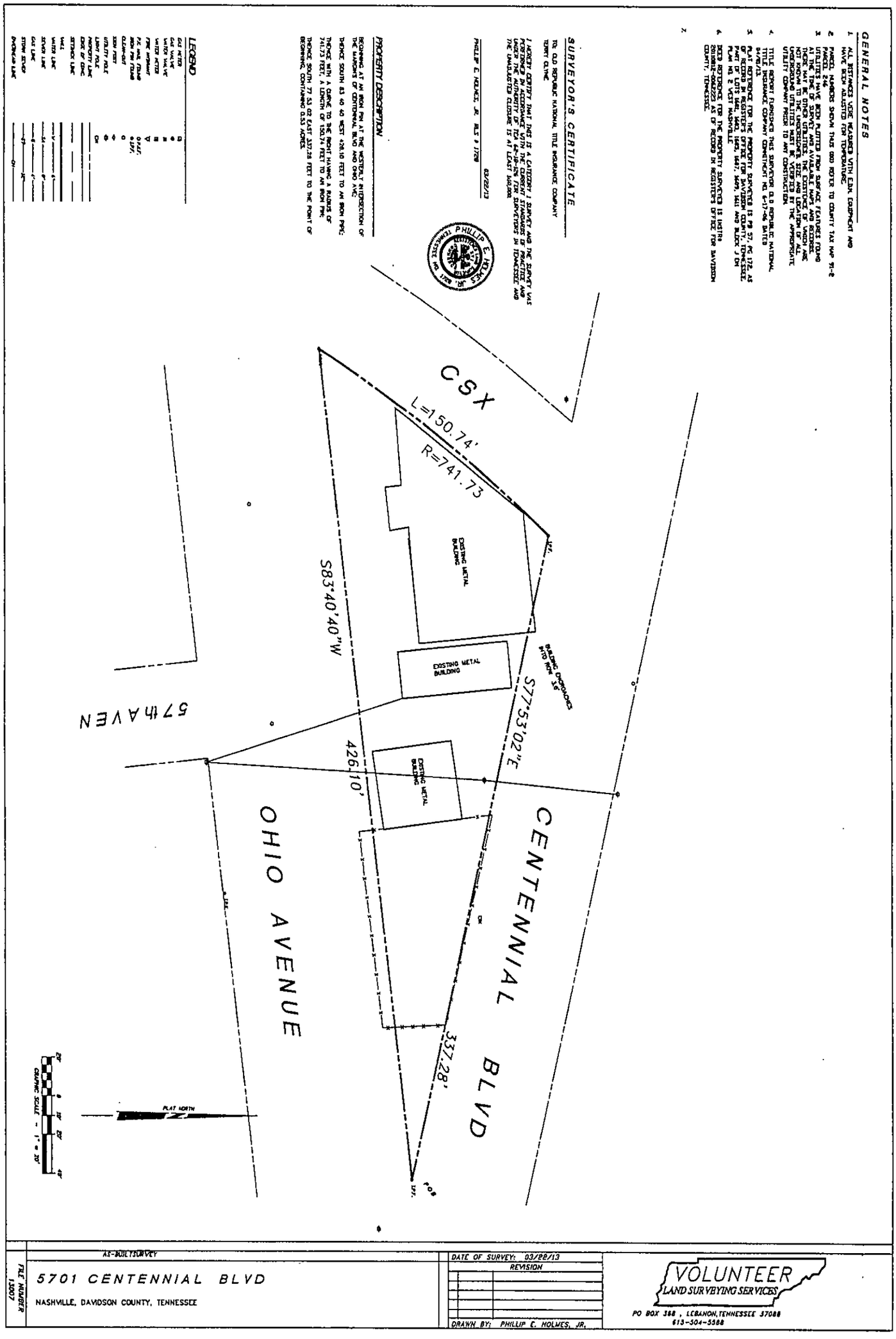
My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

_____
Notary Public

EXHIBIT "A"



AS-BUILT SURVEY

5701 CENTENNIAL BLVD

NASHVILLE, DAVIDSON COUNTY, TENNESSEE

FILE NUMBER 13007

DATE OF SURVEY: 03/22/13

REVISION

DRAWN BY: PHILLIP E. HOLMES, JR.

VOLUNTEER LAND SURVEYING SERVICES
PO BOX 388 , LEBANON, TENNESSEE 37088
615-504-5588