WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $198,000.00

Elaine C. Williamson
Affiant

Subscribed and sworn to before me, this 28TH DAY OF MARCH, 2014.

Mary Birthright
Notary Public

MY COMMISSION EXPIRES:

11-3-15 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ortex Systems, Inc.	Same as new owner	02200012600
	(NAME)	
250 Ortex Drive		
(ADDRESS)	(ADDRESS)	
Clarksville, TN 37040		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Y. Charles Joe and wife, Hee-Mee Yoo Joe, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Ortex Systems, Inc., hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN THE 14TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOW

BEGINNING AT AN IRON PIN IN THE RIGHT-OF-WAY OF WHITE'S CREEK PIKE, THENCE SOUTH 89 DEGREES 30' EAST 591 FEET ALONG THE COMMON BOUNDARY LINE OF PAULINE STERRY AND HORACE BENNETT TO A FENCE POST, THENCE SOUTH 1 DEGREE 30' WEST 343.2 FEET TO AN IRON PIN, THENCE 72 DEGREES WEST 147 FEET TO AN IRON PIN, THENCE NORTH 18 DEGREES WEST 226 FEET TO AN IRON PIN, THENCE SOUTH 72 DEGREES WEST 300 FEET TO AN IRON PIN IN THE RIGHT-OF-WAY OF WHITE'S CREEK PIKE, THENCE NORTH 18 DEGREES WEST 250 FEET ALONG SAID RIGHT-OF-WAY TO THE POINT OF BEGINNING, ACCORDING TO A SURVEY BY HICKERSON AND HICKERSON, ENGINEERS, DATED OCTOBER 14, 1968.

BEING THE SAME PROPERTY CONVEYED TO Y. CHARLES JOE AND WIFE, HEE-MEE YOO JOE BY DEED FROM ROBERT D. ANDERSON, JR., AND WIFE, LINDA A. ANDERSON AND ROGER L. SMITH, SR. AND WIFE, NANCY G. SMITH OF RECORD IN BOOK 5491, PAGE 137, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 7182 Whites Creek Pike, Joelton, TN 37080
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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/our hand(s) this 28th day of March, 2014.

BILL GARRETT, Davidson County
Trans:T20140022031 DEEDWARR
Recvd: 04/02/14 10:28 2 pgs
Fees:13.00 Taxes:732.60

20140402-0027205

WARRANTY DEED
(Continued)

Y. Charles Joe

Y. Charles Joe

Hee-Mee Yoo Joe

STATE OF Georgia

COUNTY OF Forsyth

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Y. Charles Joe and wife, Hee-Mee Yoo Joe, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 28 th day of March, 2014.

Theresa M West

Notary Public

THERESA M WEST
Notary Public
Forsyth County
State of Georgia
My Commission Expires May 13, 2017

My Commission Expires:

NOTARY PUBLIC FORSYTH COUNTY

(SEAL)

RETURN TO:
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072