This Instrument Prepared By:
Kevin D. Montgomery
HARDEMAN & MONTGOMERY
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

STATE OF Tennessee
COUNTY OF Davidson
The actual consideration for this transfer is $ZERO.

John M. Ward
Affiant

Sworn to and subscribed before me this 11th day of March, 2014.

Notary Public

My Commission Expires:

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3, 2015

BILL GARRETT, Davidson County
Trans:T20140026554 DEEDQC
Recvd: 04/21/14 10:09 4 pgs
Fees:22.00 Taxes:0.00
20140421-0032737

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCELS:
MELINDA W. PERRICONE 7349 Bidwell Road Joelton, TN 37080	SAME	P/O 14-103

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **JEHU M. WARD AND WIFE, MERLIN W. WARD**, HEREINAFTER CALLED THE GRANTORS, DO TRANSFER, CONVEY AND QUIT CLAIM UNTO **MELINDA W. PERRICONE, A SINGLE LERSON** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE EXHIBIT A WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN FOR LEGAL DESCRIPTIONS

JEHU MICHAEL WARD AND WIFE, MERLIN WATKINS WARD ARE ALSO KNOWN AS JEHU M. WARD AND MERLIN W. WARD

This conveyance is subject to all matters of record that may affect the property

IN WITNESS WHEREOF, We have hereunto set our hand on this the 11th day of March, 2014.

John M. Ward
JEHU M. WARD

Merlin W. Ward
MERLIN W. WARD

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, of said county, JEHU M. WARD AND MERLIN W. WARD, the within named bargainors, with whom I am personally acquainted and acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 11th day of March, 2014.

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV 3, 2015

EXHIBIT A
PROPERTY DESCRIPTION
PORTION OF 7345 BIDWELL ROAD
JOELTON, TN.

TRACT 1

BEING A TRACT OF LAND SITUATED IN JOELTON, DAVIDSON COUNTY, TENNESSEE, SAID TRACT BEING A PORTION OF TAX MAP 14, PARCEL 103 IN DEED BOOK 4022, PAGE 411 AS OF RECORD IN REGISTER'S OFFICE DAVIDSON COUNTY, TENNESSEE.

BEGINNING AT AN IRON PIN OLD BEING SITUATED IN THE WESTERLY RIGHT OF WAY OF BIDWELL ROAD, SAID PIN BEING APPROXIMATELY 2500 FEET NORTH OF INTERSTATE 24 AND SAID PIN BEING A CORNER COMMON WITH THE RACHEL BLACKWELL PROPERTY AS OF RECORD IN INSTRUMENT NO, 200201070002172, R.O.D.C., TN.;

THENCE LEAVING SAID RIGHT OF WAY AND WITH THE SAID BLACKWELL PROPERTY, SOUTH 59 DEG 02 MIN 02 SEC WEST, 971.84 FEET TO AN IRON PIPE OLD IN A FENCE LINE, SAID PIPE BEING IN THE NORTHERLY LINE OF THE WALTER A. KEELER PROPERTY AS OF RECORD IN DEED BOOK 6246, PAGE 737, R.O.D.C., TN.

THENCE, WITH THE SAID KEELER PROPERY THE FOLLOWING BEARINGS AND DISTANCES:

THENCE, NORTH 87 DEG 35 MIN 04 SEC WEST, PASSING THROUGH AN IRON PIN OLD AT A DISTANCE OF 45.70 FEET, FOR A TOTAL DISTANCE OF 285.38 FEET TO AN IRON PIPE OLD;

THENCE, SOUTH 03 DEG 18 MIN 03 SEC WEST, 1520.65 FEET TO AN IRON PIN OLD, SAID PIN BEING SITUATED IN THE NORTHERLY RIGHT OF WAY OF STAGNER ROAD;

THENCE, WITH THE SAID RIGHT OF WAY, NORTH 65 DEG 01 MIN 19 SEC WEST, 487.34 FEET TO AN IRON PIN OLD, SAID PIN BEING A CORNER COMMON WITH THE GUSTO RECORDS PROPERTY, AS OF RECORD IN INSTRUMENT NO. 201002260014813, R.O.D.C., TN.;

THENCE, WITH THE SAID RECORDS PROPERTY THE FOLLOWING BEARINGS AND DISTANCES:

THENCE, NORTH 03 DEG 26 MIN 46 SEC EAST, 1335.46 FEET TO A CONCRETE MONUMENT OLD;

THENCE, NORTH 03 DEG 10 MIN 36 SEC EAST, 236.61 FEET TO AN IRON PIPE OLD, SAID PIPE BEING A CORNER COMMON WITH THE MELINDA W. PERRICONE PROPERTY AS OF RECORD IN DEED BOOK 9228, PAGE 930, R.O.D.C., TN.;

THENCE, WITH THE SAID PERRICONE PROPERTY, NORTH 59 DEG 07 MIN 17 SEC EAST, 1119.38 FEET TO IRON PIN NEW;

THENCE, LEAVING THE SAID PERRICONE PROPERTY AND WITH A SEVERANCE LINE, SOUTH 25 DEG 21 MIN 58 SEC EAST, 150.58 FEET TO AN IRON PIN NEW, SAID PIN BEING IN THE NORTHLY LINE OF THE MIGUEL R. RUIZ-AVILES PROPERTY AS OF RECORD IN PLAT BOOK 9700, PAGE 378, R.O.D.C., TN.;

THENCE, WITH THE SAID RUIZ-AVILES PROPERTY THE FOLLOWING BEARINGS AND DISTANCES:

THENCE, SOUTH 59 DEG 09 MIN 19 SEC WEST, 196.28 FEET TO AN IRON PIN OLD;

THENCE, SOUTH 30 DEG 59 MIN 12 SEC EAST, 151.11 FEET TO AN IRON PIN OLD;

THENCE, LEAVING THE SAID RUIZ-AVILES PROPERTY AND WITH A SEVERANCE LINE THE FOLLOWING BEARINGS AND DISTANCES:

THENCE, SOUTH 12 DEG 24 MIN 53 SEC EAST, 52.75 FEET TO AN IRON PIN NEW;

THENCE, NORTH 59 DEG 00 MIN 00 SEC EAST, 560.23 FEET TO AN IRON PINE NEW, SAID PIN BEING SITUATED IN THE WESTERLY RIGHT OF WAY OF SAID BIDWELL ROAD;

THENCE, WITH THE SAID RIGHT OF WAY, SOUTH 30 DEG 55 MIN 17 SEC EAST, 249.73 FEET TO THE POINT OF BEGINNING.

CONTAINING: 1,298,926 SQUARE FEET OR 29.819 ACRES, MORE OR LESS.

Being a portion of the property conveyed to Jehu M. Ward and wife, Merlin W. Ward by deeds of record in Book 3933, Page 459; Book 4022, Page 411; Book 4022, Page 415; Book 5678, Page 780: Book 8573, Page 223; Book 8591, Page 519 and Book 10371, Page 370 and, Register's Office for Davidson County, Tennessee.

AND

Being all of the property conveyed to Jehu M. Ward and wife, Merlin W. Ward by deed of record in Book 5970, Page 734, Register's Office for Davidson County, Tennessee.