THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE 3 COUNTY OF Davidson
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 800,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF April 2015 Notary Public MY COMMISSION EXPIRES: March 5, 2016 (AFFIX SEAL)

PRISCILLA C. URBANEK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KR Tennessee, LLC, a Michigan limited liability company	New owner	MAP
3659 Knight Drive		PARCEL 04000009200
Whites Creek, TN 37189		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, WE, **William A. Reynolds and Denise Reynolds**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KR Tennessee, LLC, a Michigan limited liability company**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

See attached Exhibit A for legal description

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

() IMPROVED property known as **3659 Knight Drive, Whites Creek, TN 37189.**

BILL GARRETT, Davidson County
Trans:T20150027806 DEEDWARR
Recvd: 04/14/15 10:33 3 pgs
Fees:18.00 Taxes:2960.00

20150414-0032798

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 our hand(s) this the 1st day of April, 2015.

William A. Reynolds

Denise Reynolds

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **William A. Reynolds** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that HE executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 1st day of April, 2015.

My Commission expires: March 8, 2016

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Denise Reynolds** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that SHE executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 1st day of April, 2015.

My Commission expires: March 8, 2016

Notary Public

R. L. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

PROPERTY DESCRIPTION 102.1 ACRES

Property located in the 3rd Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated:03-26-15, File Number 2-054, as follows:

Beginning at a set nail in the center of Knight Drive and the common corner of Robert J. Ritchie Revocable Living Trust (Instrument 201312040123544)
Thence with the center of Knight Drive
NORTH 16 DEGREES 39 MINUTES 14 SECONDS WEST a distance of 103.27 feet to a set nail and common corner to Theresa Nona Yates (Instr: 201308260089883)
Thence NORTH 18 DEGREES 13 MINUTES 39 SECONDS EAST a distance of 404.38 feet to an existing iron rod and common corner to William A. Reynolds (Instr: 200105010043667);
Thence with said Reynolds along the north side of an existing gravel drive
NORTH 40 DEGREES 01 MINUTES 53 SECONDS EAST a distance of 131.70 feet;
Thence with a curve turning to the left with an arc length of 90.00 feet, with a radius of 400.00 feet, with a chord bearing of NORTH 33 DEGREES 35 MINUTES 04 SECONDS EAST, with a chord length of 89.81 feet;
Thence NORTH 27 DEGREES 08 MINUTES 19 SECONDS EAST a distance of 411.72 feet to an existing iron rod;
Thence NORTH 26 DEGREES 00 MINUTES 06 SECONDS WEST a distance of 900.34 feet to an existing iron rod and common corner of Timothy J. Cooper
(Instr: 200804300044051);
Thence with said Cooper SOUTH 82 DEGREES 16 MINUTES 29 SECONDS EAST a distance of 1028.68 feet to an existing iron rod;
Thence NORTH 08 DEGREES 05 MINUTES 17 SECONDS EAST a distance of 935.12 feet to an existing iron rod and common corner to Tommy H. Huff (Book 9339, Page 446)
Thence with said Huff NORTH 07 DEGREES 21 MINUTES 14 SECONDS EAST a distance of 2222.83 feet to an existing iron rod;
Thence SOUTH 82 DEGREES 01 MINUTES 57 SECONDS EAST a distance of 850.07 feet to an existing iron rod and in the west line of Sinclair Television of Nashville (Instr: 20020114000695);
Thence SOUTH 11 DEGREES 18 MINUTES 00 SECONDS WEST a distance of 1059.06 feet to an existing iron rod;
Thence SOUTH 51 DEGREES 35 MINUTES 54 SECONDS EAST a distance of 798.51 feet to an existing iron rod and common corner to John H. Hogan (Book 6208, Page 70)
Thence with said Hogan SOUTH 52 DEGREES 12 MINUTES 15 SECONDS EAST a distance of 275.56 feet to an existing stone and common corner to Gary T. Tizard (Book 6218, Page 643)
Thence with said Tizard and with the meanders of an old existing fence
SOUTH 30 DEGREES 00 MINUTES 20 SECONDS WEST a distance of 210.16 feet to a set iron rod;
Thence SOUTH 36 DEGREES 01 MINUTES 50 SECONDS WEST a distance of 190.66 feet to a set iron rod;
Thence SOUTH 47 DEGREES 33 MINUTES 17 SECONDS WEST a distance of 481.50 feet to an existing iron rod and common corner to Ernie C. Midgett (Book 6208, Page 758);
Thence continuing with said Midgett
SOUTH 47 DEGREES 33 MINUTES 17 SECONDS WEST a distance of 30.00 feet to a 12 inch tree with hack marks;
Thence SOUTH 09 DEGREES 57 MINUTES 33 SECONDS WEST a distance of 593.30 feet to an existing iron rod and common corner to Tim Watson (Instr: 200110010105783)
Thence with said Watson and the meanders of an existing fence
SOUTH 75 DEGREES 17 MINUTES 06 SECONDS WEST a distance of 295.37 feet to a set iron rod;
Thence SOUTH 12 DEGREES 14 MINUTES 43 SECONDS WEST a distance of 292.49 feet to an existing iron rod and common corner to Robert J. Ritchie Revocable Living Trust (Instrument 201312040123544);
Thence with said Ritchie NORTH 66 DEGREES 40 MINUTES 16 SECONDS WEST a distance of 403.96 feet to a 20 inch tree;
Thence NORTH 89 DEGREES 01 MINUTES 31 SECONDS WEST a distance of 254.29 feet to an existing iron rod;
Thence SOUTH 37 DEGREES 27 MINUTES 32 SECONDS WEST a distance of 559.05 feet to an existing iron rod;
Thence NORTH 33 DEGREES 12 MINUTES 25 SECONDS WEST a distance of 62.00 feet to a set iron rod;
Thence SOUTH 43 DEGREES 16 MINUTES 20 SECONDS WEST a distance of 942.67 feet to a set iron rod;
Thence SOUTH 36 DEGREES 47 MINUTES 04 SECONDS WEST a distance of 311.59 feet to a set iron rod;
Thence SOUTH 15 DEGREES 45 MINUTES 59 SECONDS WEST a distance of 223.21 feet to a set nail in the center of Knight Drive which is the point of beginning,
having an area of 4448717.2 square feet, 102.1 acres

Being the property described in Instrument Number 200304150050136, Register's Office of Davidson County, TN

Being a portion of the same property conveyed to William A. Reynolds and Denise Reynolds by Warranty Deed from Jay M. Gilpin of record in Instrument No. 20030415-0050136, Registers office for Davidson County, Tennessee.