

THIS INSTRUMENT PREPARED BY
PAT H. MANN, JR., ATTORNEY
P. O. BOX 156
BROWNSVILLE, TN 38012
731-772-5000

Steve Smith, Register
Haywood County

Rec #: 55587
Rec'd: 10.00
State: 442.52
Clerk: 1.00
EDF: 2.00
Total: 455.52
Instrument #: 22066
Recorded
1/24/2011 at 3:53 PM
in Record Book
84
Pgs 709-710

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That I, PATRICK L. MAHER, III
for and in consideration of the sum of ONE HUNDRED, NINETEEN THOUSAND, SIX
HUNDRED, FORTY AND NO/100 (\$119,640.00) DOLLARS, in hand paid, the receipt
of which is hereby acknowledged, have this day bargained and sold and do hereby
transfer and convey unto P. F. W. MAHER, his heirs and assigns, a tract or parcel of land
situated in the 8th Civil District of Haywood County, Tennessee, and more particularly
described as follows, to-wit:

BEGINNING at an iron pin set on the east margin of Highway 54 (30 feet from centerline at right angles) at the southwest corner of a tract owned by James Hughes (Deed Book 130, page 651); thence with the south line of the Hughes tract South 88 degrees 53 minutes 0 seconds East a distance of 400.40 feet to a post; thence South 87 degrees 21 minutes 30 seconds East a distance of 698.27 feet to an iron pin set at the northwest corner of a lot owned by Lisa Roberts (Deed Book 132, page 403); thence with the west line of the Roberts lot South 3 degrees 53 minutes 31 seconds West a distance of 329.45 feet to a post; thence South 1 degree 11 minutes 24 seconds West a distance of 246.14 feet to a post; thence with the west line of the Lisa Roberts lot and the west line of a tract owned by Helen Roberts (Deed Book 101, page 441) South 5 degrees 24 minutes 38 seconds West a distance of 663.65 feet to a post; thence South 2 degrees 49 minutes 49 seconds West a distance of 152.95 feet to an iron pin set on the north margin of Taylor Road (25 feet from centerline at right angles); thence with the north margin of Taylor Road South 64 degrees 56 minutes 3 seconds West a distance of 473.50 feet to a point on the east margin of Highway 54; thence with the east margin of Highway 54 the following calls: North 27 degrees 14 minutes 51 seconds West a distance of 176.53 feet to a point; thence North 28 degrees 54 minutes 8 seconds West a distance of 349.89 feet to a point at the beginning of a curve to the right; thence with said curve to the right (radius of 1957.39 feet) in a northwest direction a distance of 650.45 feet to a point; thence North 9 degrees 51 minutes 44 seconds West a distance of 567.77 feet to the point of beginning, containing 29.91 acres as surveyed by David Hall Land Surveying Co., November 15, 2008.

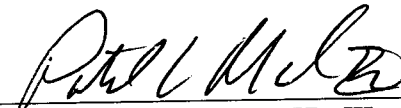
Being one of those tracts or parcels of land conveyed to Patrick L. Maher, III, by deed of Comerica Bank, Trustee of the Mary B. Woodson Trust, et al recorded in Record Book 63, page 640, Register's Office, Haywood County, Tennessee.

Being Map 049, Parcel 001.00(sp), Property Assessor's Office, Haywood County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land unto the said P. F. W. MAHER, his heirs and assigns, forever, in fee simple.

I covenant with the said P.F.W. MAHER, his heirs and assigns, that I am lawfully seized and possessed of said tract or parcel of land; that I have a good and lawful right to sell and convey same; that same is unencumbered; and that I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

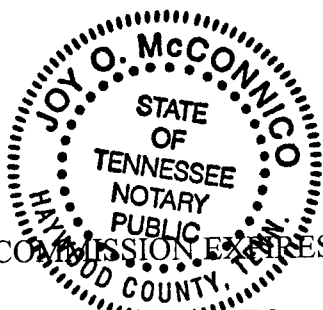
WITNESS MY SIGNATURE on this 11th day of January, 2011.


PATRICK L. MAHER, III

STATE OF TENNESSEE
COUNTY OF HAYWOOD

PERSONALLY APPEARED before me, the undersigned authority, a Notary Public in and for said state and county, duly commissioned and qualified, PATRICK L. MAHER, III, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who upon oath acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and Notarial Seal, at office aforesaid, this 11th day of January, 2011.



MY COMMISSION EXPIRES:

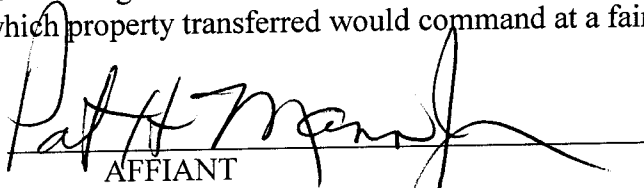
09/19/2011

SEND TAX NOTICES TO:

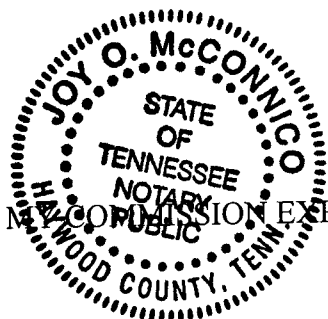
P. F. W. Maher
8915 Bristol Park #204
Memphis, TN 38133

State of Tennessee, Haywood County

I or we hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is \$119,640.00, which amount is equal to or greater than the amount which property transferred would command at a fair voluntary sale.

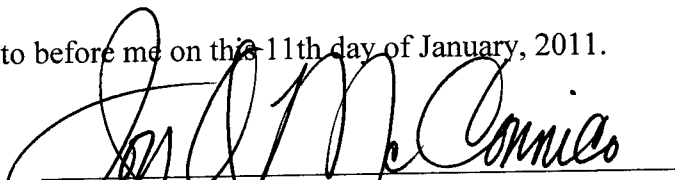

AFFIANT

SUBSCRIBED and sworn to before me on this 11th day of January, 2011.



MY COMMISSION EXPIRES:

09/19/2011


NOTARY PUBLIC