This instrument prepared by: William Thomas McHugh, Attorney
Nashville Bank & Trust Building, Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4525 PAGE 576

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
THOMAS M. McCOMB, JR., as Nominee of the Trustees of CMEI, 300 Interstate, North (STREET ADDRESS OR ROUTE NUMBER) Atlanta, Georgia 30339 (CITY) (P. O. ZONE) (STATE)	COUSINS MORTGAGE AND EQUITY INVESTMENTS (NAME) 300 Interstate North (STREET ADDRESS) Atlanta, Georgia 30339 (CITY) (ZONE) (STATE)	82-10 53 Field Book 19W 10100

For and in Consideration of the sum of THREE HUNDRED THOUSAND AND NO/100THS - ($300,000.00) - - - - - *DOLLARS* cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, ROGER MILLER'S KING OF THE ROAD ENTERPRISES, INCORPORATED, a corporation organized and existing under the laws of the State of Tennessee, with principal offices located within Davidson County, Tennessee, (and which shall hereinafter be referred to as "Grantor")

B 25325

IDENTIF. REFERENCE

Aug 3 9 16 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

has, this date, ~~bargained~~ *and sold, and by these presents do transfer and convey unto the said* THOMAS M. McCOMB, JR., not individually but as Nominee of the Trustees of Cousins Mortgage and Equity Investments, an unincorporated business trust of the State of Georgia, its successors ~~heirs~~ *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

"Land in Davidson County, Tennessee, being that portion of that property designated Disposition Survey Parcel 158-1A, East Nashville Urban Renewal Area Project Tennessee R-13, and being part of Lots 7 thru 11 of Putman's Addition, as of record in Plat Book 21, page 20, Register's Office for said County, and part of Lots A thru M of C. M. & A. B. Benedict's Subdivision, as of record in Plat Book 57, page 151, said Register's Office, and also an alley closed by Ordinance No. 62-280 of the Ordinances of Metropolitan Government Nashville and Davidson County, Tennessee, lying Between First Street and Putnam Street, on the Plan of C. M. & A. B. Benedict's Subdivision of record in Book 57, page 151, said Register's Office and described according to a survey made by Barge Waggoner Sumner & Cannon, Engineers (File No.3435-02) dated July 16, 1971, as follows:

"BEGINNING at an iron pin in the easterly margin of North First Street, bearing North 9° 33' west 29.83 feet from the original southwest corner of Lot No. A, of the Benedict Subdivision as of record in Book 57, page 151, Register's Office for said County; thence with said margin of North First Street, North 9° 33' west 606.52 feet to an iron pin at the southwest corner of Disposition Survey Parcel 158A-1A; thence north 80° 27' east 170.0 feet to an iron pin; thence south 13° 54' 30" east 154.80 feet to a concrete monument; thence south 44° 24' 30" East 152.35 feet to a concrete monument; thence south 72° 6' 30" east 0.94 feet to an iron pin;

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 300,000.00

Affiant

Subscribed and sworn to before me, this the 2nd day of August 19 71

Notary Public, Georgia, State at Large
My commission expires: My Commission Expires July 22, 1975

Cheryl D. Ferguson
Notary Public

thence south 9° 17' east 413.78 feet to an iron pin in the northerly margin of Oldham Street; thence with the north margin of Oldham Street, north 83° 18' west 269.89 feet to an iron pin at the beginning of a curve to the right having a radius of 12.00 feet; thence around said curve, northwestwardly 15.45 feet to the point of beginning."

Being the same property conveyed to Tennessee Automotive Supply Corp. by deed from the Nashville Housing Authority of record in Book 3969, page 94, RODC, Tennessee, and (following the execution and recordation of Certificate of Compliance from Nashville Housing Authority as of record in Book 4412, page 243, RODC, Tennessee) conveyed to Roger Miller's King of the Road Enterprises, Incorporated by warranty deed from said Tennessee Automotive Supply Corp. as the same appears of record in Book 4412, page 251, Register's Office for Davidson County, Tennessee.

AUG-3[illegible]	CONV	300,000.00			
AUG-3[illegible]	S'TAX		A*	780.00	
AUG-3[illegible]	PR'FEE		A*	.50	
AUG-3[illegible]	W'DEED		A*	6.00	* 786.50

~~Unimproved~~ This is improved (X) property, known as 211 North 1st Street, Nashville, Tennessee 37213 (House Number) (Street) P. O. Address: (City or Town) on which is situated a nine story motor hotel containing 182 guest rooms.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said THOMAS M. McCOMB, JR., not individually but as Nominee of the Trustees of Cousins Mortgage and Equity Investments, an unincorporated business trust of Georgia, it's successors and ~~heirs and~~ *assigns, forever.*

And Grantor *do* ~~do~~ *covenant with the* ~~said~~ Grantees, aforesaid, *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And ROGER MILLER'S KING OF THE ROAD ENTERPRISES, INCORPORATED, *does* ~~do~~ *further covenant and bind* itself, it's successors and ~~heirs and representatives~~ assigns, *to warrant and forever defend the title to the said land to the said* THOMAS M. McCOMB, JR., not individually but as Nominee of the Trustees of Cousins Mortgage and Equity Investment (supra) its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 2nd *day of* August, *19* 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

ROGER MILLER'S KING OF THE ROAD ENTERPRISES, INCORPORATED

By: [signature]
President & Chairman of the Board of Directors

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

GEORGIA
STATE OF ~~TENNESSEE~~
COUNTY OF ~~DAVIDSON~~
FULTON

Before me, Cheryl D. Ferguson, *a Notary Public of the State and County aforesaid, personally appeared* C. E. HOOPER, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President & Chmn of the Board *of the* ROGER MILLER'S KING OF THE ROAD ENTERPRISES, INCORPORATED, *the within named bargainor, a corporation, and that* he *as such* President & Chmn of the Board, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President and Chairman of the Board of Directors.

Witness my hand and seal, at office in Atlanta,
this 2nd *day of* August, *19* 71

Cheryl D. Ferguson
Notary Public

Notary Public, Georgia, State at Large
My Commission Expires July 22, 1975

Commission Expires.....

NOTARY PUBLIC * GEORGIA STATE AT LARGE