This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 5344 PAGE 8

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Equitable Life Assurance Society of the United States (NAME)	Imperial Management Company (NAME)	26-13-15
1285 Avenue of the Americas (STREET ADDRESS OR ROUTE NUMBER)	615 Main Street (STREET ADDRESS)	26-13-22
		26-13-27
		26-13-69
New York, New York 10019 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37206 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and 00/100 ($10.00)---------- *DOLLARS* and other valuable consideration, the receipt of which is hereby acknowledged,

SEP29 CONV * .00 3,050,000.00
SEP29 S'TAX B* 7,930.00
SEP29 PR'FEE B* .50
SEP29 W'DEED B* 8.00 * 7,938.50

We, L. H. Hardaway, Sr., and L. H. Hardaway, Jr., d/b/a Hardaway Construction Company, *have bargained and sold, and by these presents do transfer and convey unto the said* The Equitable Life Assurance Society of the United States, a New York corporation, its successors ~~heirs~~ *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

See Exhibit "A" for a complete description of the property.

Leases as shown by Memorandum of Lease of record in Book 4665, Page 815, Register's Office for Davidson County, Tennessee, and as amended by Memorandum of Amendment to Lease of record in Book 4736, Page 103, Register's Office for Davidson County, Tennessee, and Short form of Lease of record in Book 4505, Page 206, Register's Office for Davidson County, Tennessee.

Lease executed by John H. Biddle d/b/a Diana's Dancing dated August 19, 1977.

Lease executed by Griggs Sample Shoes, Inc., dated January 14, 1977, and as extended by exercise of option by letter of December 23, 1977.

Lease executed by Consolidated Theatres, Inc., dated January 17, 1976.

Lease executed by American Graphics, Inc., July 8, 1975, subsequently amended September 8,1975, subsequently subleased to Ralph D. Bennett d/b/a U-Frame-It April 8, 1977, and extended by letter undated.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $3,050,000.00

Subscribed and sworn to before me, this the 29 day of Sept., 1978

John A. Hampton
Affiant

My commission expires Feb 4-1979
(Affix Seal)

Notary Public

All easements and setback lines shown by Plans of record in Book 5050, Page 7, and in Book 5190, Page 183, both in the Register's Office for Davidson County, Tennessee, and by survey by James W. Harrison dated August 28, 1978.

Seller's Agreement executed by L. H. Hardaway, Sr., and L. H. Hardaway, Jr., d/b/a Hardaway Construction Company to and for the benefit of The Equitable Life Assurance Society of the United States dated the 29th day of September, 1978, and which survives the transfer of the property conveyed herein by the Grantors.

The Seller's Certificate executed by L. H. Hardaway, Sr., and L. H. Hardaway, Jr., to and for the benefit of The Equitable Life Assurance Society of the United States dated the 29th day of September, 1978, which survives the transfer of the property conveyed herein by the Grantors.

Article VIII of the Rider attached to and forming part of the Offer to Sell Real Estate to The Equitable Life Assurance Society of the United States relative to Hardaway properties, said Offer dated June 5, 1978, and accepted by Equitable July 13, 1978, shall survive the transfer of the property conveyed herein by the Grantors.

Exceptions as set forth in title policy issued by the Title Insurance Company of Minnesota, bearing number 217499, to and for the benefit of the Grantee herein.

This is unimproved ( ) improved (X) property, known as Two Mile Parkway, Goodlettsville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said The Equitable Life Assurance Society of the United States, a New York corporation, its successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* The Equitable Life Assurance Society of the United States *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,* except as hereinabove set forth and for taxes for 1978 which are a lien but not yet due and payable which the Grantee herein agrees to assume and pay.

And we, L. H. Hardaway, Sr., and L. H. Hardway, Jr., d/b/a Hardaway Construction Company, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* The Equitable Life Assurance Society of the United States, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 29th *day of* September, *19* 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

L. H. HARDAWAY, SR., AND L. H. HARDAWAY, JR., D/B/A HARDAWAY CONSTRUCTION COMPANY

BY: L. H. Hardaway Sr.

BY: L. H. Hardaway, Jr.

E 9 1 4 1 9
IDENTIF. REFERENCE
SEP 29 11 02 AM '78
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

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.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Louise S. Clemmons, a Notary Public of the State and County aforesaid, personally appeared L. H. Hardaway, Sr., and L. H. Hardaway, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be Partners of the Hardaway Construction Company Partnership, the within named bargainor, a ~~corporation~~, and that they as such Partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ Partnership by themselves as Partners.

Witness my hand and seal, at office in Nashville, Tennessee this 29 day of September, 1978.

Louise S. Clemmons
Notary Public

Commission Expires July 4-1979

LOUISE S. CLEMMONS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EXHIBIT "A"

A tract of land in Davidson County, Tennessee, being Lots 1 and 2 as shown on the Plan of Service Merchandise Plaza, of record in Book 5050, Page 7, Register's Office for Davidson County, Tennessee, and Lot 4 as shown on the Plan of record in Book 5190, Page 183, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey dated August 28, 1978, prepared by James W. Harrison, to-wit:

BEGINNING at an iron pin located on the western margin of Two Mile Parkway at the common corner of the Lumber Company property and Reserved Parcel A as shown on survey by James W. Harrison dated August 28, 1978; thence South 67° 9' 46" West 1101.94 feet to a point; thence North 22° 21' 21" West 522.76 feet to an iron pin; thence South 67° 38' 39" West 31.03 feet to a point; thence North 6° 38' 54" East 405.71 feet to an iron pin; thence North 35° 26' 57" East 182.75 feet to an iron pin; thence North 37° 27' 5" East 378.42 feet to a point; thence South 19° 13' 10" East 393.57 feet to a point; thence South 19° 24' 24" East 199.68 feet to an iron pin; thence North 67° 41' 44" East 167.29 feet to a point; thence South 19° 7' 0" East 12.20 feet to a point; thence South 19° 7' 0" East 87.80 feet to a point; thence South 67° 38' 39" West 167.24 feet to a point; thence South 19° 14' 2" East 378.62 feet to an iron pin; thence North 67° 27' 44" East 195.12 feet to an iron pin; thence South 19° 7' 0" East 89.0 feet to the point of beginning. CONTAINING 14.025 acres, more or less.

BEING the same property conveyed to Hardaway Construction Company, a partnership composed of L. H. Hardaway, Sr., and L. H. Hardaway, Jr., by Deed from Hardaway Construction Company, Inc., of record in Book 4487, Page 509, Register's Office for Davidson County, Tennessee, and being part of the same property conveyed to L. H. Hardaway, Sr., and L. H. Hardaway, Jr., d/b/a Hardaway Construction Company by Deed from Walter Reed Capps of record in Book 4712, Page 33, Register's Office for Davidson County, Tennessee, and being part of the same property conveyed to Hardaway Construction Company, a partnership composed of L. H. Hardaway, Sr., and L. H. Hardaway, Jr., by Deed from Chevron Oil Company of California of record in Book 4730, Page 219, Register's Office for Davidson County, Tennessee, and part of the same property conveyed to L. H. Hardaway, Sr., and L. H. Hardaway, Jr., d/b/a Hardaway Construction Company by Walter Reed Capps of record in Book 4808, Page 980, Register's Office for Davidson County, Tennessee, and being the same property conveyed to L. H. Hardaway, Sr., and L. H. Hardaway, Jr., d/b/a Hardaway Construction Company by Deed from Thomas H. Hunter, Jr., and wife, June F. Hunter, of record in Book 4751, Page 419, Register's Office for Davidson County, Tennessee.