This instrument prepared by: Boult, Cummings, Conners & Berry
21st Floor, First American Cnt:
Nashville, Tennessee 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Spartan Food Systems, Inc	same	103-15-49
(NAME)	(NAME)	08DA 45560
Box 3168		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Spartanburg, S.C. 29304		BOOK 5695 PAGE 961
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100 ($10.00)

DOLLARS

and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Cousins Properties of Tennessee, Inc.

IDENTIF. REFERENCE G 2 3 8 3 6

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.
Dec 31 11 39 AM '80

has
have bargained and sold, and by these presents do transfer and convey unto
es

the said Spartan Food Systems, Inc., a corporation, its successors

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: set forth upon Exhibit A which is attached hereto and incorporated herein by reference.

This conveyance of said property is made expressly subject to the following:

1. Declaration of Reciprocal Rights and Restrictions contained in an instrument of record in Book 5496, page 199, Register's Office for Davidson County, Tennessee.

2. Conditions of the owner's certificate, setback lines, utility easements, limitations on access from White Bridge Road and Post Road, and other matters shown upon the recorded plan of Lions Head Village.

3. Easement for sanitary and/or storm drainage sewers granted the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 5570, page 538, said Register's Office.

4. Restrictions contained in a deed from Grantor to Associated Hosts of Tennessee, Inc. of record in Book 5562, page 101, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 275,000.00

Affiant

Subscribed and sworn to before me, this the 31st day of December, 19 80

Notary Public

My commission expires: 1-22-82
(Affix Seal)

unimproved (X)
This is improved ( ) property, known as ..... (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 Grantee, its successors ~~heirs~~ *and assigns, forever.*

And Grantor *do*es *covenant with the said* Grantee *that* Grantor is *lawfully seized and possessed of said land in fee simple;* ~~have~~has *a good right to convey it, and the same is unencumbered,* except as set forth hereinabove.

And Grantor *do*es *further covenant and bind* itself, its successors and/~~heirs and representatives~~assigns, *to warrant and forever defend the title to the said land to the said* Grantee, its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness ~~hand~~ *this* 31st *day of* December, *1980, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

COUSINS PROPERTIES OF TENNESSEE, INC.

By Hugh W. Horne, Pres

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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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, Shirley Albright Fackilla, *a Notary Public of the State and County aforesaid, personally appeared* Lynn Valbert, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Cousins Properties of Tennessee, Inc., *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* President.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 31st *day of* December, *19* 80.

Shirley Albright Fackilla
Notary Public

NOTARY PUBLIC AT LARGE

Commission Expires Dec 22, 1984

EXHIBIT "A"

Land in the 24th Councilmanic District, formerly the 8th Civil District of Davidson County, Tennessee, being Lot No. 5 on the Lion's Head Village commercial planned unit development as of record in Book 5210, Page 200, R.O.D.C., Tenn.

Beginning at a point in Carney's western property line, said point being N 11° 35' 00" E a distance of 245.00 feet from the present northern margin of Briley Parkway;

Thence, along Carney's western property line, N 11° 35' 00" E for a distance of 243.11 feet to a point;

Thence, S 80° 07' 32" E for a distance of 182.41 feet to a point;

Thence, S 9° 52' 28" W for a distance of 243.00 feet to a point;

Thence, N 80° 07' 32" W for a distance of 189.66 feet to the point of beginning.

Containing 1.04 acres, more or less.

Being part of the property conveyed to Cousins Properties of Tennessee by deed from David M. Carney and wife, Betty H. Carney, of record in Book 5438, page 52, Register's Office for Davidson County.

2671 12/31 727.50- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5695 PAGE 965

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			275000.00- CO	
			715.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 727.50-	
2871A	12/31/80	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

623836

IDENTIF. REFERENCE

DEC 31 11 39 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 800049