LIMITED WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE FNL

Address New Owner as follows: Send Tax Bills to: Map-Parcel No. 148-183

TRUCKSTOPS CORP. OF AMERICA
5042 LINBAR DRIVE P.O. BOX 11749
NASHVILLE, TENN.

BOOK 5739 PAGE 703

For and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, Seattle-First National Bank, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Truckstops Corporation of America, a Delaware corporation, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: TO-WIT:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.)

unimproved ( )
This is improved (X) property, known as Century Center Office Park (House Number)

5042 LINBAR DRIVE (Street) NASHVILLE (City or Town) TN. (Postal Zip)

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 and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as set out in attached Exhibit A; and GRANTOR does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons claiming by, through, or under GRANTOR. ALL WARRANTIES OF GRANTOR HEREIN CONTAINED ARE EXPRESSLY LIMITED TO THOSE PERSONS OR PARTIES CLAIMING BY, THROUGH OR UNDER GRANTOR. 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 my hand this 30th day of April, 1981.

SEATTLE-FIRST NATIONAL BANK

ATTEST:

Jan Brown
Real Estate Loan Officer

BY: [signature]
Vice President
ITS:

BY: [signature]
ITS: Vice President Corporate Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is One Million Seven Hundred Thousand and no/100 Dollars ($1,700,000.00).

[signature]
Affiant

Subscribed and sworn to before me this 30th day of April, 1981.

Mary Bess Rollins
NOTARY PUBLIC

My Commission Expires: Apr. 22, 1984

BOOK 5739 PAGE 704

STATE OF Washington)
COUNTY OF King)

Before me, Gifford E. Thomas, a Notary Public within and for the State and County aforesaid, personally appeared Donald E. Chase and James B. Gillcrest, with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the Vice President and Corporate Secretary respectively of the Seattle-First National Bank the within named bargainor, a corporation, and that they as such Vice-President and Corporate Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Donald E. Chase as such Vice-President and attesting the same by the said James B. Gillcrest as such Corporate Secretary.

WITNESS my hand and official seal at office at Seattle-First National Bank, on this 27th day of April, 1981.

Gifford E. Thomas
NOTARY PUBLIC

My Commission Expires: 12-1-1982

CENTURY CENTER OFFICE PARK

BOOK 5739 PAGE 705

DESCRIPTION

Land in Davidson County, Tennessee, being shown as Lot No. 5 of Century Center Park as of record in Plat Book 4860, page 45, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the westerly margin of Interstate 24, said point being 844.00 feet from the southerly margin of Harding Place as measured along the westerly margin of said Interstate 24; thence S 30° 14' E a distance of 224.21 feet to a point; thence S 23° 07' W a distance of 270.96 feet to a point, said point being in the easterly margin of Linbar Drive; thence along a curve to the left radius of 448.82 feet a distance of 407.47 feet to a point; said point being the end of said curve; thence S 61° 06' W a distance of 6.0 feet to a point; thence N 30° 14' W a distance of 228.0 feet to a point; thence N 59° 46' E a distance of 345.0 feet to a point; thence S 30° 14' E a distance of 23.00 feet to a point; thence N 59° 46' E a distance of 227.95 feet to the point of beginning, containing 3.828 acres.

Being the same property conveyed to Seattle-First National Bank, by Limited or Special Warranty Deed from Robert J. Warner, Jr., as Trustee, with full power to sell, convey, mortgage and encumber without joinder of any beneficiary, of record in Book 5308, page 654, said Register's Office for Davidson County, Tennessee.

PERMITTED EXCEPTIONS

(1) Taxes:

1981 Metropolitan Government Taxes - a lien, but not yet due and payable.

(2) The Plan of record in Book 4860, page 45, said Register's Office.

(3) Property adjoins a controlled access highway and no right of ingress and egress thereto.

EXHIBIT A

IDENTIF. REFERENCE

APR 30 4 13 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

G 3 9 8 5 9

04/30 4429.50- CHECK

3248

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5739 PAGE 706

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
	CO	1,700,000.00		
			4420.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 4429.50-	
			3248A04/30/81 PSL .07	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 39859

T
IDENTIF. REFERENCE

APR 30 4 13 PM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 819632