MAP 93-15 PARCEL 58
MAP 93-15 PARCEL 59
MAP 93-15 PARCEL 60

CORPORATE FORM

WARRANTY DEED

THIS INDENTURE, made and entered into this 20th day of July 19 81 by and between MORRISON INCORPORATED, a Florida corporation* and MORRISON INCORPORATED OF TENNESSEE, a Tennessee Corporation, collectively ~~a corporation organized and existing under and by virtue of the laws of the State of~~ party of the first part, and Ronald R. Anderson of Girard, Ohio party of the second part,

BOOK 5773 PAGE 307

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville the County of Davidson, State of Tennessee.

That parcel of real estate described in Exhibit A attached hereto and made a part hereof.

* ERRONEOUSLY PREVIOUSLY REFERRED TO AS "MORRISON'S, INC., A GEORGIA CORPORATION" (SEE COPY OF AFFIDAVIT MARKED "EXHIBIT C" ATTACHED HERETO AND MADE A PART HEREOF)

** (WHICH PARTY OF THE FIRST PART IS A SUCCESSOR IN INTEREST TO ADMIRAL BENBOW INN INC.)

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except as to the matters and things described in Exhibit B attached hereto and made a part hereof.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

Whenever the word "party" is used herein, it shall mean "parties" if there are more than one person referred to and whenever pronouns occur herein, they shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

ATTEST: William G. Boone
ASSISTANT Secretary OF EACH CORP

MORRISON INCORPORATED and
MORRISON INCORPORATED OF
TENNESSEE

By: [signature] Vice President.

STATE OF COUNTY OF

Before me, the undersigned Notary Public in the State and County aforesaid, personally appeared J. L. Lambert with whom I am personally acquainted and who, upon oath, acknowledged himself to be the Vice President of Morrison Incorporated and Morrison Incorporated of Tenness the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Vice President.

WITNESS my hand and Official Seal at office this 20th day of July and AD 19 81

My commission expires MARY ANN KELLEHER, Notary Public
Pittsburgh, Allegheny County, Pa.
My Commission Expires Nov. 30, 1981

[signature] Notary Public

(FOR RECORDING DATA ONLY)

Property address 2nd Ave. S. Nashville, TN.

Mail tax bills to 1607 Motor Inn Dr.
Girard, Ohio 44420

This instrument prepared By:
William G. Boone, Jr.
One Commerce Square, Memphis, TN 38103

State tax	$ 1,558
Register's fee	.50
Recording fee	9.00
Total	$ 1,567.50

T.G.#
Form 39 Revised 2/16/68

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $600,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

[signature] Affiant

Subscribed and sworn to before me this 20th day of July 19 81

[signature] Notary Public

MARY ANN KELLEHER, Notary Public
Pittsburgh, Allegheny County, Pa.
My [illegible] Nov. 30, 1981

EXHIBIT A

Tract #1

Land lying in the 1st Civil District of Davidson County, Tennessee; being a portion of Bosworth's Addition of South Nashville as of record in Book II, pages 219 and 220, Register's Office of Davidson County, Tennessee, and being the same property conveyed to Admiral Benbow Inn, Inc., in Book 4035, page 29, Register's Office of Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point lying at the intersection of the southerly margin of Ash Street and the easterly margin of 3rd Avenue South, thence with the said southerly margin of Ash Street north 65 degrees 48 minutes 22 seconds east, a distance of 138.50 feet to a point on the westerly margin of a 10-foot alley; thence with said westerly margin of a 10-foot alley south 23 degrees 31 minutes east, a distance of 68.51 feet to a point lying on the northerly margin of a 12-foot alley dedication; thence with said northerly margin of a 12-foot alley dedication; thence with said northerly margin of a 12-foot alley south 65 degrees 48 minutes 22 seconds west, a distance of 137.99 feet to a point lying on the westerly margin of 3rd Avenue South; thence with said westerly margin of 3rd Avenue South, north 23 degrees 56 minutes 30 seconds west, a distance of 68.50 feet to the point of beginning, containing 0.22, more or less, acres.

Tract #2

Land lying in the 1st Civil District of Davidson County, Tennessee, being a portion of Bosworth's Addition to South Nashville, as of record in Book II, page 219 and 220, Register's Office of Davidson County, Tennessee, and a portion of the McGhee Addition of South Nashville, as of record in Plan Book I, page 75, Chancery Court in Nashville, and being further described as being the property conveyed to Admiral Benbow Inn, Inc., in the following deeds:

Book 3944, page 774
Book 3944, page 766
Book 3944, page 778
Book 3944, page 762
Book 3944, page 738
Book 3944, page 770
Book 3944, page 750
Book 3944, page 742
Book 3944, page 758
Book 3944, page 754
Book 3944, page 734
Book 3944, page 746

Register's Office, Davidson County, Tennessee, and the property conveyed to Morrison's, Inc., in Book 4267, page 813, and Book 4267, page 809, Register's Office of Davidson County, Tennessee, and a portion of alley #148 by Metropolitan County Council Bill #66-764; said property more particularly described as follows:

Beginning at a point lying at the intersection of the westerly margin of 2nd Avenue South and the northerly margin of

Lindsley Avenue; thence following the northerly margin of Lindsley Avenue south 65 degrees 30 minutes, 41 seconds west, a distance of 285.24 feet to a point lying on the easterly margin of 3rd Avenue South; thence with said easterly margin north 23 degrees 56 minutes 30 seconds west a distance of 185.90 feet to a point 30 seconds west, a distance of 185.90 feet to a point lying on the southerly margin of an alley; thence with said alley margin, north 65 degrees 48 minutes 22 seconds east a distance of 137.60 feet to a point; thence north 23 degrees 31 minutes west a distance of 12.00 feet to a point on the northerly margin of said alley; thence with said northerly margin ofalley south 65 degrees 48 minutes 22 seconds west a distance of 137.69 feet to a point lying on the easterly margin of 3rd Avenue South; tence north 23 degrees 56 minutes 30 seconds west a distance of 7.59 feet to a point at the beginning of a curve to the right, said curve being the beginning of a 12-foot alley dedication; thence with said curve, having a radius of 20 feet to the right a distance of 31.33 feet to a point on the southerly margin of said alley dedication; thence north 65 degrees 48 minutes 22 seconds east a distance of 95.09 feet to a point; thence south 76 degrees 45 minutes 10 seconds east a distance of 9.86 feet to a point; thence north 65 degrees 48 minutes 22 seconds east a distance of 25.00 feet to a point, said point being on the easterly margin of a 10-foot alley (Metro alley #148); thence with said easterly margin, north 23 degrees 31 minutes west a distance of 86.50 feet to a point lying on the southerly margin of Ash Street; thence with said southerly margin north 65 degrees 48 minutes 22 seconds east a distance of 137.47 feet to a point lying on the westerly margin of 2nd Avenue South; thence with said westerly margin south 23 degrees 48 minutes 09 seconds east a distance of 304.43 feet to the point of beginning, containing 1.68, more or less, acres.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing Unsatisfactory in this Document When Received.

LIENS AND ENCUMBRANCES

NASHVILLE, TENNESSEE PROPERTY

1. Easement of record in Book 3570, page 214, of the Register's Office of Davidson County, Tennessee.

2. Current year's taxes not yet due and payable.

3. Any zoning rules and regulations.

To all of which matters this conveyance is subject.

AFFIDAVIT

STATE OF ALABAMA)

COUNTY OF MOBILE)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Walter G. Cole, Jr., Assistant Vice President of Morrison Incorporated, known to me and being first duly sworn, and on behalf of Morrison Incorporated, deposes and says:

1. That the Grantee, Morrison's Inc., a Georgia corporation, which is named in the deed recorded in Deed Book 4267, Page 813, and in the deed recorded in Deed Book 4267, Page 809, in the Register's Office of Davidson County, Tennessee, was in error and a misnomer.

2. That the correct name of the Grantee in both deeds referred to herein should have been, and is, MORRISON INCORPORATED, a Florida corporation.

Walter G. Cole, Jr.
Assistant Vice President
Morrison Incorporated

Subscribed and sworn to before me this 17th day of July, 1981.

Patsy C. Purvis
Notary Public

My Commission Expires 9-28-82

IDENTIF. REFERENCE

JUL 22 3 28 PM '81

FELIX Z. ROBINSON II REGISTER
DAVIDSON COUNTY, TENN.

RUSH

07/22 1573.50- CHECK

8126

EXHIBIT "C"

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5773 PAGE 312

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

600000.00- CO
1560.00 CO TX
.50 PRFEE
15.00 WDEED
CHECK 1575.50-
8126A07/22/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

351811

IDENTIF. REFERENCE

JUL 22 3 28 PM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 833984