Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Gillett Broadcasting of Tennessee, Inc. 5700 Knob Road Nashville, TN 37205	Same	Map 103-1 Par 127 08DA 48325
This instrument prepared by: Stephen Small, Esq., 2555 National Life Center Nashville, TN 37250		

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) Dollars cash in hand, and other good and valuable consideration, the receipt of which is hereby acknowledged, The National Life and Accident Insurance Company, a Tennessee corporation ("Grantor") conveys, as hereinafter provided, unto Gillett Broadcasting of Tennessee, Inc., a Delaware corporation ("Grantee").

GRANTOR HAS BARGAINED AND SOLD, and by these presents does transfer and convey unto the said Grantee, its successors and assigns, the approximately 114.6 acre parcel of land described in Exhibit "A," which is attached hereto and hereby incorporated herein by reference; provided, however, this conveyance is expressly subject to the exceptions set forth on Exhibit "B" which is attached hereto and hereby incorporated herein by reference.

TO HAVE AND TO HOLD the said 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 has good right to convey said land and that the same is unencumbered except as provided herein. The Grantor does further covenant and bind itself, and its successors and legal representatives, 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, but not otherwise.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officers this 1st day of November, 1981.

THE NATIONAL LIFE AND ACCIDENT INSURANCE COMPANY, a Tennessee corporation, Grantor

By: Fred W. Lazenby

Attest: [signature]
Counsel-NLT Corporation

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 4,900,000.00

George Gillett, Jr.
Affiant

Subscribed and sworn to before me this 3rd day of November 1981.

Loretta B. Lane
Notary Public
My commission expires: October 15, 1983

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Loretta B. Lane, a Notary Public of the State and County aforesaid, personally appeared Fred W. Lazenby, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of The National Life and Accident Insurance Company, 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 3 day of November, 1981.

Loretta B. Lane
Notary Public

Commission Expires: October 15, 1983.

NOTARY PUBLIC DAVIDSON COUNTY

SCS:kwj
10/27/81
SCS1012

Land in the 1st formerly 8th Civil District of Davidson County, Tennessee being part of Tract No. 5, all of Tracts No. 6 and No. 7 on the Map showing Division of Jackson Place of record in Book 1130, page 59, said Register's Office, and being Lots Numbers 19 thru 33, inclusive, of Section 5 on the Plat showing the Division of the John B. Cowden Property, being parts of Lots 4 and 5 of the Bert Spence Place, not of record and being a 48.64 acre tract formerly owned by R. W. Grizzard and a 29.7 acre tract formerly owned by the heirs at law of W. G. Jackson, deceased, all of which are described according to a property line survey for N.L.T. corporation by Barge, Waggoner, Sumner and Cannon, dated June 17, 1981, as follows:

Beginning at a concrete monument in the northerly margin of Knob Road, said monument being the southwest corner of Lot No. 18, Brookside Courts Addition No. 2, of record in Plat Book 1835, page 47, Register's Office for Davidson County, Tennessee; thence with the westerly boundary line of Brookside Courts, Addition No. 2, North 6°24'10" East 391.14 feet to an iron pin; thence North 6°20'37" East 392.38 feet to a concrete monument; thence South 89°40'43" East 386 feet to an iron pin; thence North 0°32'21" West 778.43 feet to an iron pin in the southerly margin of Demoss Road; thence with the margin of the same North 89°05'56" West 948 feet to an iron pin at a 24 inch hackberry; thence North 89°34'08" West 526.16 feet to an iron pin; thence North 7°41'53" West 588.63 feet to an iron pin; thence North 53°52'27" West 180 feet to an iron pin in the southeasterly margin of Hill Circle; thence with the margin of the same the following courses and distances: South 39°24'21" West 117 feet; South 29°25'51" West 150 feet; South 38°46'06" West 133 feet; South 51°56'06" West 100 feet; South 66°16'06" West 186 feet and South 73°41'06" West 182 feet to an iron pin being the point of intersection between the northeasterly margin of Marcia Avenue and the southerly margin of Hill Circle; thence with the margin of Marcia Avenue, South 36°05'41" East 198 feet to an iron pin; thence crossing said Marcia Avenue North 88°24'44" West 127.64 feet to an iron pin; thence South 5°04'41" West 338.78 feet to an iron pin; thence South 86°34'03" West 306 feet to an iron pin; thence South 2°44'24" West 530 feet to an iron pin; thence South 73°12'17" West 1,027.59 feet to an iron pin; thence South 2°35'59" West 140.85 feet to a concrete monument; thence South 0°20' West 103.80 feet to an 8 inch hackberry; thence South 0°21'51" West 236.91 feet to a stone; thence South 88°13'54" East 1,449.53 feet to an iron pipe; thence South 23°20'17" East 129.75 feet to an iron pin; thence North 78°30'51" East 314.09 feet to a concrete monument in the northerly margin of Knob Road; thence with the margin of the same North 78°30'51" East 779.96 feet to an iron pin; thence continuing with said Knob Road and along a curve having a radius of 1,400 feet and a central angle of 13°27' eastwardly 328.65 feet to an iron pin; thence South 88°02'09" East 352.62 feet to the point of beginning, containing 114.60 acres, more or less.

Being the same property conveyed to The National Life and Accident Insurance Company by deed from C. E. Francis and wife, Fannie J. Francis of record in Book 2690, page 161; by deed from Zolie C. Crabtree and wife, Maggie L. Crabtree of record in Book 2690, page 187; by deed from Modie Rebecca Jackson of record in Book 2695, page 373; by deed from Birdie Irene Jackson of record in Book 2695, page 371; by deed from John S. Cowden and wife, Ruby Stone Cowden of record in Book 2744, page 157; by deed from Emmette Barnes and wife, Leila Barnes of record in Book 2743, page 613; by deed from R. W. Grizzard and wife, Gertrude W. Grizzard of record in Book 2708, page 390; and by deed from Mary Jones Jackson, John William Jackson, Jesse Jerome Jackson and Etta Myrtle Jackson Shepherd of record in Book 2734, page 543, all of record in the Register's Office for Davidson County, Tennessee.

EXHIBIT "A"

11/03 12755.50-CHECK

SCS:kwj
11/2/81
SCS1026

1. Real Estate taxes for 1981, which have been prorated between the Grantee and Grantor, the payment of which are assumed by the Grantee.

2. An easement or right-of-way for ingress and egress across the northeasterly part of said Tract No. 5 of W. M. Jackson Place, being the westerly boundary line of property conveyed to The National Life and Accident Insurance Company, by deeds of record in Book 2690, page 161, and Book 2690, page 187, Register's Office for Davidson County, Tennessee as described and dedicated in deed of trust of record in Book 2215, page 378, said Register's Office; conveyed in deed of record in Book 2453, page 583, and subsequent conveyances, said Register's Office and located and shown on survey by Barge, Waggoner, Sumner & Cannon, dated June 17, 1981, and being 20 feet in width extending from the northwest corner of the property conveyed to Zolie C. Crabtree and wife, by deed of record in Book 2535, page 206, said Register's Office, northerly to the southerly margin of Watts Lane and adjacent to the west line of premises.

3. An easement or right-of-way for ingress and egress across the above referenced 20 foot easement granted by The National Life and Accident Insurance Company to adjoining property owners along its westerly line and north end, as set out in Book 2993, page 128 and Book 3400, page 325, said Register's Office; and an easement and right-of-way granted the City of Nashville for the maintenance and repair of water mains along the easterly portion of said 20 foot right-of-way, of record in Book 3286, page 72, said Register's Office, located and shown on survey by Barge, Waggoner, Sumner and Cannon, referenced above.

4. Partition deed between the heirs of W. M. Jackson, deceased, dated July 27, 1931, filed September 24, 1931 and recorded in Book 895, page 129, Register's Office for Davidson County, Tennessee, contains the following:

   "There is included in this description and excluded therefrom a right-of-way 30 feet wide along the northerly side of said Tract No. 6, so long as same is used as a passage way by any of the owners or lessees of said seven tracts, and when ceased to be used for this purpose same to revert to the owner of said Tract No. 6."

   All partition deeds between the heirs of said decedent contain the same provision and plan of record in Book 1130, page 59, and signed by all owners shows a 30 foot road along the northerly line of Tracts 1 to 6 as a dedicated road. Being the same property conveyed to The National Life and Accident Insurance Company by deed of record in Book 2695, page 373, said Register's Office.

EXHIBIT "B"

5. Partition deed between the heirs of W. M. Jackson, deceased, dated July 27, 1931, filed September 14, 1931, and recorded in Book 874, page 386, said Register's Office, contains the following:

"There is included in this description and excluded therefrom a right-of-way 30 feet wide along the northerly side of said Tract No. 7 so long as same is used as a passage way by any of the owners or lessees of said seven tracts, and when ceased to be used for this purpose same to revert to the owner of said Tract No. 7."

All partition deeds between the heirs of said decedent contain the same provision and plan of record in Book 1130, page 59 and signed by all owners shows a 30 foot road along the northerly line of Tracts 1 to 6 as a dedicated road. Being the same property conveyed to The National Life and Accident Insurance company by deed of record in Book 2695, page 371, said Register's Office.

6. Five foot easement for public utilities along the northerly line of Lots Nos. 21, 22, 23, 24, 25 and 26 and along the southerly line of Lots Nos. 27 to 33, inclusive of the premises granted City of Nashville by John B. Cowden, Trustee dated September 13, 1948, filed September 17, 1948, and recorded in Book 1638, page 632, Register's Office for Davidson County, Tennessee, for erection and maintenance of electric power transmission lines, with rights as set out in said grant.

7. The fence line shown on survey of Barge, Waggoner, Sumner & Cannon, dated June 17, 1981, shows the fence line is not necessarily the true boundary line.

8. Short form lease by and between WSM, Inc. and Gillett Broadcasting of Tennessee, Inc., dated 10-1-1981, of record in Book 5815, page 192, Register's Office for Davidson County, Tennessee.

RUSH

IDENTIF. REFERENCE

NOV 3 2 30 PM '81

FEE $ 1.00 REGISTER
DAVIDSON COUNTY, TENN.

G 6 6 7 8 0

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5815 PAGE 191

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.	4,900.000.00		
			12740.00 CO TX	
			.50 PRFEE	
			15.00 WDEED	
			CHECK 12755.50	
			6379A11/03/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 6 7 8 0

IDENTIFICATION REFERENCE

NOV 3 4 30 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 851560