REOC L.L.1

FORM 3897-S 5-79

New Owner: The Franklin Group Inc.
22 Music Square W 37203-4400
Nashville TN
Send Tax Bills to Same

Map 104-4
Parcel 181
10W-05050

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: BOOK 5846 PAGE 902

THAT REPROCO, INC., a Delaware corporation,

Grantor, in consideration of the sum of Ten and No/100 Dollars ($10.00), and other valuable considerations, in hand paid, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto THE FRANKLIN GROUP, INC. of 22 Music Sq. W Nashville, Tennessee,

Grantee, the following real property and premises, situate in the County of Davidson, State of Tennessee, to wit:

Land in the 1st Civil District of Davidson County, Tennessee being parts of Lots Nos. 88, 89 and 90 in the Boyd Ament Tract, of record in book 332, page 82, of the Register's Office for said County, and described according to a survey made by Wm. Collier Parrish Associates, Civil Engineers, July 30, 1959, as follows:

Beginning at the Northeast corner of 16th Avenue South and Edgehill Avenue, at an iron stake; thence along the east margin of 16th Avenue South, North 3° 35' East 100 feet to an iron stake; thence leaving said Avenues, South 88° 05' East 151.50 feet to an iron stake in the west margin of a 12.5 alley; thence along the margin of said alley South 3° 35' West 100.00 feet to an iron stake at the northwest corner of said alley and Edgehill Avenue; thence with the North margin of said Edgehill Avenue North 88° 05' West 151.50 feet to the beginning.

Being the same property conveyed by Mid-Ten Oil Company to Reproco, Inc. by Warranty Deed dated June 29, 1965 and recorded in Book 3906, Page 885, Davidson County, Tennessee Registrar's Office.

together with all improvements thereon and the appurtenances thereunto belonging, and warrants the title only against the claim of every person whomsoever claiming by, through or under Grantor. This deed is subject to all taxes and questions of survey, zoning ordinances, restrictions and easements of record or in place.

GRANTOR DOES NOT WARRANT EITHER EXPRESSLY OR IMPLIEDLY, THE CONDITION OR FITNESS OF THE PROPERTY CONVEYED HEREUNDER, ANY SUCH WARRANTY BEING HEREBY EXPRESSLY NEGATIVED. GRANTEE BY ACCEPTANCE HEREOF ACKNOWLEDGES THAT HE HAS MADE A COMPLETE INSPECTION OF THE ABOVE DESCRIBED REAL PROPERTY AND ANY IMPROVEMENTS AND/OR EQUIPMENT LOCATED THEREON AND IS IN ALL RESPECTS SATISFIED THEREWITH AND ACCEPTS THE SAME "AS IS".

TO HAVE AND TO HOLD said described premises unto the said Grantee, its successors, heirs and assigns forever.

SIGNED AND DELIVERED this 26th day of January, 1982.

REPROCO, INC.

WITNESSES:

Jacqueline Jackson

Dorthy Kelley

By Betty H Dalrymple
Vice President

ATTEST: Linda Jones Reed
Assistant Secretary

CC

CC

This instrument prepared by:
J. S. Scholl
Phillips Petroleum Company
P. O. Box 4833
Atlanta, GA 30302

CORPORATE SEAL 1963 DELAWARE

BOOK 5846 PAGE 903

STATE OF OKLAHOMA)
)
COUNTY OF WASHINGTON)

On this 26th day of January, 1982, before me appeared Betty H. Dalrymple and Bertha Lanckriet, to me personally known, who being by me duly sworn did say that they are the Vice President and Assistant Secretary of REPROCO, INC., and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors and said Betty H. Dalrymple and Bertha Lanckriet acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 26th day of January, 1982.

Kathleen M. Scott
Notary Public

My commission expires:
June 28, 1982

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $47,500.00.

Subscribed and sworn to before me, this the 29th day of January, 1982.

AFFIANT

NOTARY PUBLIC

My Commission Expires:
Jan. 15, 1983

IDENTIFICATION REFERENCE
G 7 7 9 8

FELIX Z. ALLEN REGISTER
DAVIDSON COUNTY, TENN.
JAN 29 4 18 PM '82

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5846 PAGE 904

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

475[illegible].00- CO
183.50 CO TX
.50 PRFEE
6.00 WDEED
CHECK 180.00-
040BA01/29/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 77998

IDENTIF. REFERENCE T

JAN 29 4 18 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 865035