OFFICIAL RECEIPT

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (CDB)
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED

BOOK 5946 PG 965

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Leonard H. Armistead, III Trustee c/o Bone & Woods United Southern Bank Bldg. Nashville, Tenn. 37219	Same	148-0-12

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid, and other good and valuable consideration receipt of which is hereby acknowledged TENNESSEE TRUST COMPANY, a Tennessee corporation, Trustee, with full power to sell, mortgage, transfer, or convey without the joinder of any beneficiary, has this day bargained and sold and by these presents does hereby bargain, sell, transfer and convey until LEONARD H. ARMISTEAD, III, Trustee, with full power to sell, mortgage, transfer and convey without the joinder of any beneficiary, his successors and assigns, the tract or parcel of land, described on Exhibit A hereto.

TO HAVE AND TO HOLD the above described tract or parcel of land with the appurtenances, estate, title and interest thereto to the grantee herein named, his successors and assigns in fee simple, forever.

The grantor convenants with the grantee his successors and assigns, that it is lawfully seized and possessed of said land, has good and lawful right to convey it, that it is unencumbered except for the matters et forth on Exhibit B hereto; and grantor covenants further and binds itself, its successors and assigns, to warrant and forever defend the title to said land to the said grantee, its successors and assigns, against the lawful claims of all persons claiming under it but not further or otherwise.

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IN WITNESS WHEREOF, grantor has caused this Special Warranty Deed to be executed as of September 30, 1982 on the 6th day of October, 1982.

TENNESSEE TRUST COMPANY, TRUSTEE

By: David W. Talley, Vice President

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STATE OF TENNESSEE)
COUNTY OF Davidson)

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared David W. Talley, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the vice president of Tennessee Trust Company, a Tennessee corporation, Trustee, 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 as such trustee by himself as vice president.

WITNESS my hand, at office in Nashville, Davidson County, Tennessee, this 6 day of October, 1982.

Anne M Dale
Notary Public

My Commission Expires: 7-27-86

The actual consideration or value for this transfer (whichever is greater) is $4,198,743.00.

Leonard A. Armistead, Trustee
Affiant

Sworn to and subscribed before me this 6 day of October, 1982.

Anne M Dale
Notary Public

My Commission Expires: 7-27-86

OFFICIAL RECEIPT

EXHIBIT A

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LAND located in Davidson County, Tennessee, and being more particularly described according to a survey prepared by Hart-Freeland-Roberts, Inc., dated May 27, 1976, revised June 5, 1980, February 3, 1981, and September 27, 1982, as follows:

BEGINNING at a point in the North boundary line of Haywood Acres Subdivision, Section Four, as of record in Book 2900, page 93, Register's Office, Davidson County, Tennessee; said point being in the northerly margin of Lot 116, owner of record being Ralph L. Peebles, et ux; thence N 2° 29' E, a distance of 385.02 feet to a point; thence N 87° 31' W, a distance of 77.55 feet to a point; thence N 16° 28' 23" W, a distance of 575.93 feet to an iron pin in the south margin of Linbar Drive, said point being in a curve having a radius of 368.82 feet; thence with the arc of said curve, to the right a distance of 514.33 feet to the end of said curve; thence S 30° 09" E, a distance of 598.61 feet along the southerly margin of said Drive to a point; thence N 88° 45' 12" W, a distance of 117.40 feet to a corner post; thence S 0° 56' 20" W, a distance of 174.19 feet to a corner post; thence S 81° 51' 01" W, a distance of 41.47 feet to a corner post; thence S 5° 50' 34" W, a distance of 207.26 feet to a corner post, said point being in the easterly margin of a 50 foot roadway (East Ridge Drive); thence N 79° 08' 59" W, a distance of 295.29 feet to a point, said point being in the easterly property line of Lot 116, Haywood Acres Subdivision, Section Four; thence N 9° 29' 01" E, a distance of 51.10 feet to a point, said point being in the Northeast corner of Lot 116, Haywood Acres Subdivision, Section Four; thence N 74° 35' 02" W, a distance of 60.61 feet to the point of beginning, containing 9.76 acres, more or less.

BEING the same property conveyed to Tennessee Trust Company, Trustee for Hunting Brook Limited, by deed from Kentucky Property Trust, a Kentucky Business Trust, of record in Book 5714, page 853, Register's Office, Davidson County, Tennessee.

RUSH

IDENTIF. REFERENCE

OCT 6 3 03 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H I T 7 1 8

EXHIBIT B

Subject to the following exceptions:

(a) Any unpaid taxes

(b) Deed of trust executed by Tennessee Trust Company, Trustee for Hunting Brook, Limited to John Gupton, Trustee, dated February 1, 1981, filed Book 5714, page 857, said Register's Office, given to secure the original principal sum of $1,750,000.00, payable to State Street Bank and Trust Company, a Massachusetts Banking Corporation, and any other sums which may be and become due under the terms thereof, including but not limited to principal, interest and service fee.

(c) Assignment of Leases, Rents and Profits from Tennessee Trust Company, Trustee, a Tennessee Corporation to State Street Bank and Trust Company Agent, a Massachusetts Banking Corporation dated February 1, 1981, filed in Book 5714, page 866, said Register's Office.

(d) Financing Statement from Tennessee Trust Company trustee, for Hunting Brook Limted, to State Street Bank and Trust Company, of record in Book 5714, page 872, said Register's Office.

(e) Deed of Trust executed by Tennessee Trust Company, Trustee, a Tennessee Corporation, to Kentucky Property Trust, a Kentucky Business Trust, to John Gupton, Trustee, dated February 1, 1981, filed in Book 5714, page 873, said Register's Office, to secure the original principal sum of $500,000.00, and any other sums which may be and become due under the terms thereof, including but not limited to principal, interest and service fee.

(f) Financing Statement from Tennessee Trust Company, Trustee, for Hunting Brook, Limited to Kentucky Property Trust, filed February 26, 1981, of record in Book 5714, page 882, said Register's Office.

(g) Terms and provisions of Lease Agreement between Hunting Brook Apartments and Home Coin Laundries, of record in Book 4940, page 586, said Register's Office.

(h) A 20-foot permanent easement and a 10-foot temporary construction easement for purposes of Sanitary Sewers and /or Storm drainage improvements were granted Metropolitan Government of Nashville and Davidson County, Tennessee, by agreement executed by Deffet Tennessee Partners, Ltd., of record in Book 4665, page 17, said Register's Office.

(i) Liabiiity is excepted by reason of that certain eighteen inch and 8 inch sewer line crossing the northerly part of the subject property, as depicated on a survey of Hart-Freeland and Roberts, Inc., Job No. 4061, dated January 14, 1972, and as shown on survey dated May 27, 1976, revised June 5, 1980, and February 3, 1981, Job No. 4469. Exception is further made for that certain 20-foot sewer easement depicated as lying generally along the existing creek, as shown on the revision of the foregoing survey, dated June 1, 1972, and as shown on survey dated may 27, 1976, revised June 5, 1980, February 3, 1981 and September 27, 1982.

(j) The survey of the premises made by Hart-Freeland-Roberts, Inc., dated May 27, 1976, revised June 5, 1980, and February 3, 1981, shows the parking lot serving insured premises encroaches on the adjoining property along the westerly property line.
liability by reason thereof.

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

RECEIVED OF _____ BOOK 5946 PAGE 970

FOR _____

CO - CONV' 'ANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MOR. 3E	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARR.NTY 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 · 4,198.14 3.00

10916.62 CO TX
.50 PRFEE
15.00 WDEED
CHECK 10932.12-
2903A 10/06/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H.I.E. 7.1.8

IDENTIF. REFERENCE

OCT 6 3 03 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 903631