Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
WOMCO, Inc. 1717 West End Avenue Nashville, TN	Same	92-15 107

This instrument prepared by: Boult, Cummings, Conners & Berry
21st Floor, First American Center, Nashville, TN 37238

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Exit In Entertainment, Inc., a Tennessee corporation (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto the said WOMCO, Inc., a Tennessee corporation (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Vendor's Lien retained in deed of record in Book 5612, page 585, said Register's Office.

2. 1982 and 1983 taxes.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $110,000.00.

WOMCO, Inc.

By: H. R. Hillenmeyer, Exec. V.P.
Henry R. Hillenmeyer,
Executive Vice-President

Subscribed and sworn to before me this 28th day of February, 1983.

Notary Public
My Commission Expires: 10-20-85

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, Grantee's successors and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor 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 forth hereinabove.

And Grantor does further covenant and bind itself, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Warranty Deed to be executed this 28th day of February, 1983.

EXIT IN ENTERTAINMENT, INC.

By: R. Wayne Oldham, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, Jamie H Lacy, a Notary Public of the State and County aforesaid, personally appeared R. Wayne Oldham, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of Exit In Entertainment, Inc., the within named bargainor, a corporation, and that he as such 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 President.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 28th day of February 1983.

Jamie H Lacy

Notary Public

My Commission Expires: 10-20-85

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II

EXHIBIT "A"

TRACT I:

Being Lot No. 15 on the Plan of Percy D. Maddin's subdivision of part of the Elliston Property, as of record in Book No. 57, page 139, Register's Office of Davidson County, Tennessee. Said Lot No. 15 begins in the northeast corner of Louise Avenue and an alley; thence eastwardly with the northerly margin of said alley one hundred thirty-four (134) feet; thence northeastwardly to a point on an alley in the rear 29 feet southwardly from the southeast corner of Lot No. 16 in said subdivision; thence northwardly with the westerly margin of said last mentioned alley twenty-nine (29) feet to the southeast corner of said lot no. 16; thence westwardly with the line between said lots nos. 15 and 16, one hundred forty-four (144) feet to Louise Avenue; thence with the easterly margin of Louise Avenue southwardly forty-six (46) feet to the beginning.

TRACT II:

Being Lot No. 16 in Percy D. Maddin's subdivision of Lots Nos. 8, 9, 15, 16, 17, 19 and the western one half of lots Nos. 11 and 18 in the Elliston Land, the plan of said lands being recorded in Plan Book No. 1, page 105, Chancery Court at Nashville, Tennessee and a plan of said subdivision being recorded in Book 57, page 139, Register's Office of Davidson County. Said Lot No. 16 fronts 50 feet on the eastern side of Louise Avenue and extends back between parallel lines at right angles with Louise Avenue 144 feet to an alley in the Rear.

Both Tracts being all of the property conveyed to Exit-In Entertainment, Inc. by installment deed from John H. Evans and wife, Frances W. Evans, of record in Book 5612, page 585, Register's Office for Davidson County, Tennessee.

H 33558
IDENTIF. REFERENCE
MAR 2 9 30 AM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6013 PAGE 769

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			110000.00- CO	
			286.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	295.50-
			0218A03/02/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 3 5 5 8

IDENTIF. REFERENCE

MAR 2 9 30 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 932276