OFFICIAL RECEIPT

#407

WARRANTY DEED

BOOK 6049 PAGE 549

STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INDENTURE, Made the 28th day of April 1983

MCANY, INC., a New York corporation, of the County of New York, and State of New York as party or parties of the first part, hereinafter called Grantor, and

MVS ASSOCIATES II, a Pennsylvania Limited Partnership as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in the 11th, formerly the 19th Civil District of Davidson County, Tennessee, and described as follows:

Beginning at an iron pin on the westerly right-of-way of Gallatin Pike (US 31-E) said point of beginning being the northeast corner of this tract and the SE corner of the Red Ace Petroleum Co., Inc., property of record in D.B. 4518, page 225, Register's Office for Davidson County, Tennessee; thence with the margin of said pike S. 29° 00' 00" West 100.00 feet to an iron pin set by others; thence leaving the margin of said pike and with the line of the U-Haul Company of Nashville, a Tennessee corporation, property of record in D.B. 5136, page 215, Register's Office for Davidson County, Tennessee, N. 61° 00' 00" West 211.50 feet to a concrete monument set by others; thence continuing with said U-Haul property N. 20° 11' 21" East 101.19 feet to a concrete monument, set by others, in the southerly line of the Bert C. Ferguson et ux property of record in D.B. 3252, page 539, Register's Office for Davidson County, Tennessee; thence with Ferguson's line S. 61° 00' 00" East passing Ferguson's corner at 77.0 feet in all 227.00' to the point of beginning, containing 21,924 square feet, more or less.

Being the same property conveyed to MCANY, Inc., by deed of record in Deed Book , page , Register's Office for Davidson County, Tennessee.

Subject to easements, conditions, covenants and restrictions of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appeartaining to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE.

Grantor warrants and will forever defend the right and title to the above described property unto Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the day and year above written.

MCANY, INC.

BY: _____
President

ATTEST: _____
Assistant Secretary

05/03 09:52 - CHECK

4847

OFFICIAL RECEIPT

BOOK 6049 PAGE 550

STATE OF NEW YORK
COUNTY OF NEW YORK

Before me, HOWARD A. ROSS, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Richard M. Schwartz and Janet Boswell with whom I am personally acquainted, and who, upon oath acknowledged themselves to be the President and Assistant Secretary respectively of MCANY, Inc., the within named bargainor, a corporation, and that they, as such President and Assistant Secretary being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as such President and Assistant Secretary.

IN WITNESS WHEREOF I have hereunto set my hand and notarial seal.

This 28th day of April 1983.

Notary Public

HOWARD ALAN ROSS
Notary Public, State of New York
No. 30-4509738
Qualified in Nassau County
Commission Expires March 30, 1986

My commission expires:

STATE OF Pennsylvania
COUNTY OF Philadelphia

The undersigned Grantee hereby swears or affirms that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 327,670.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

MVS ASSOCIATES II

By: A. J. Mannino, Jr.
ANTHONY J. MANNINO, JR.

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

Notary Public

My Commission Expires:

ANNEMARIE DAVIS
Notary Public, Phila., Phila. Co.
My Commission Expires Sept. 11, 1986

Address of Grantee

922 West Ridge Pike
Conshohocken, Pa. 19428

Mail Tax Notice to:

MVS ASSOCIATES II
922 West Rige Pike
Conshohocken, Pa. 19428

Map Parcel No.

51-8-17

This Instrument Prepared By:
Howard A. Ross, Esquire
369 Lexington Avenue
New York, New York 10017

RUSH

FELICE Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAY 3 3 32 PM '83

IDENTIF. REFERENCE

H 4 5 6 7 9

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6049 PAGE 551

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
			327670.00- CO	
			852.02 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	353.52-
		4847A05/03/83	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 6 7 9

H 4

IDENTIF. REFERENCE

3 3 32 PM '83

MAY

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946431