"THIS INSTRUMENT PREPARED BY JOSEPH G. CUMMINGS, JR.,
ATTORNEY, 21st FLOOR • FIRST AMERICAN CENTER,
NASHVILLE, TENNESSEE 37238"

ADDRESS NEW OWNER and
SEND TAX BILLS TO:

Florentine Tile & Terrazzo Company
P.O. Box 24416
Nashville, Tennessee 37202

MAP - PARCEL NO.:

Map 92-12
Parcel 267

BOOK 6127 PAGE 272

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Joy Floral Company, a Tennessee corporation (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto Florentine Tile & Terrazzo Company, also a Tennessee corporation (the "Grantee"), its successors and assigns, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference, together with all improvements, buildings and structures located thereon (the "Property").

This is improved property known as 1905 State Street, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereo belonging, to the said Grantee, its successors and assigns, forever.

And Grantor covenants with Grantee that it is lawfully seized and possessed of the Property in fee simple, that it has a good right to convey the Property, and that the same is unencumbered, except for 1983 real property taxes, which have been prorated and assumed by Grantee.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed by its duly authorized officer on this 31st day of August, 1983.

JOY FLORAL COMPANY

By: Russell B. Davis
Russell B. Davis, President

08/31/83 0905.80 CHECK

4036

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Myra K. Medlock, a Notary Public of the State and County aforesaid, personally appeared Russell B. Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Joy Floral Company, the within named bargainor, a corporation, and that he as such President, 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 31st day of August, 1983.

Myra K. Medlock
Notary Public

My commission expires: 7/28/86

MYRA K. MEDLOCK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $75,500.00.

Russ Davis
Affiant

Subscribed and sworn to before me, this the 31st day of August, 1983.

Myra K. Medlock
Notary Public

My commission expires: 7/28/86

MYRA K. MEDLOCK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EXHIBIT A

BOOK 6127 PAGE 274

Being part of Lot No. 259 on the plan of Boyd Home Tract, as of record in Book 21, page 39, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of State Street, 100 feet west of the westerly margin of 19th Avenue, North; thence with the southerly margin of State Street, westwardly 50 feet to the northeast corner of the property conveyed to Wallace R. Lovell by deed of record in Book 754, page 295, Register's Office for said County; thence with Lovell's east line, southwardly 170 feet, more or less, to the northerly margin of a proposed alley; thence with the northerly margin of said alley, eastwardly 50 feet; thence northwardly 170 feet, more or less, to the southerly margin of State Street, the point of beginning.

Being the same property conveyed to Joy Floral Company, Inc., by deed from James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners, doing business as J. R. M. Company, of record in Book 2594, page 559, Register's Office for Davidson County, Tennessee, the said Joy Floral Company and Joy Floral Company, Inc. being one and the same corporation.

H 7.0 7 3 2

IDENTIF. REFERENCE

AUG 31 4 25 PM '83

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

BOOK 6127 PAGE 275

RECEIVED OF_____

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
			75500.00-	CO
			196.30	CO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	205.80-
4036A	08/31/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7:0 7.3 2

IDENTIF. REFERENCE

AUG 31 4 25 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 975437