THIS INSTRUMENT PREPARED BY:
O'Hare, Sherrard & Roe
Fourth Floor, St. Cloud Corner
Nashville, TN 37219

BOOK 6149 PAGE 260

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:	Map/Parcel Numbers
219, LIMITED c/o Dukes, Dukes & Ledford Suite 818, 315 Union Street Nashville, Tennessee 37201	same	93-6-2/58

FOR AND IN CONSIDERATION of the sum of Two Hundred Thirty-Five Thousand Dollars ($235,000), The Cumberland Group, Inc., a Tennessee corporation (hereinafter referred to as the "Grantor"), has bargained and sold, and does hereby transfer and convey unto 219, LIMITED, a Tennessee limited partnership with Dukes, Dukes & Ledford, a Tennessee general partnership composed of Glenn G. Dukes, Buddy R. Dukes and Thomas E. Ledford, as it general partner (hereinafter referred to as the "Grantee"), and to the said Grantee's successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Being the improved real property known as 219 Fifth Avenue North in Nashville, Davidson County, Tennessee, and more particularly described as follows:
>
> Being part of Lot No. 89 on the Plan of the Original Town of Nashville, Tennessee, described as follows:
>
> Beginning in the Westerly line of Summer Street at a point 37 feet and 8 inches Southerly from the S.E. corner of Lot No. 88 of said town, and running Southerly with Summer Street 22 feet and 8 inches; thence at right angles to Summer Street Westerly 172 feet, more or less, to an alley; thence Northerly with the Easterly line of said alley 22 feet and 8 inches; and thence at right angles Easterly 172 feet, more or less, to the beginning corner.
>
> Summer Street is now known as Fifth Avenue North.
>
> Being the same property conveyed to The Cumberland Group, Inc., a Tennessee corporation, by deed from First American National Bank of Nashville, as agent, of record in Book 6071, page 662, Register's Office for Davidson County, Tennessee.

09/30/1994 620.50 CHECK

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, and to the said Grantee's successors and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for that certain Tennessee Deed of Trust dated June 7, 1983 from The Cumberland Group, Inc. to the First American National Bank of Nashvile, as agent, of record in Book 6071, page 669, Register's Office for Davidson County, Tennessee. Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to the said Grantee and to the said Grantee's successors and assigns, against the lawful claims of all persons.

Witness my hand on this 30th day of September, 1983.

The Cumberland Group, Inc.

By: Buddy Dukes
President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Linda L. Huggins, a Notary Public in and for the County and State aforesaid, personally appeared Buddy Dukes, the within named bargainor, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the President of The Cumberland Group, 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 such President.

Witness my hand and seal, at office in Nashville, Tennessee, this 30th day of September, 1983.

Linda L. Huggins
Notary Public

My Commission Expires:
10-20-85

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 6149 PAGE 262

The actual consideration or value whichever is greater, for this transfer is $235,000.

Affiant

Subscribed and sworn to before me, this the 30th day of September, 1983.

Notary Public

My Commission Expires:

10-20-85

H 7 7 5 3 2

IDENTIF. REFERENCE

SEP 30 4 26 PM '83

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6149 PAGE 263

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

235000.00- CAMT.
611.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 620.50-
1994A09/30/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 7 5 3 2

T IDENTIF. REFERENCE

SEP 30 4 26 PM '83

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 983154