OFFICIAL RECEIPT

BOOK S194 PAGE 209

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Wards Company, Inc. 2040 Thalbro Street Richmond, Virginia 23230	SAME	163-245
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 ($10.00) DOLLARS cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Hickory Hollow Mall, Inc., a Georgia corporation, and Intereal Company, a Tennessee corporation, d/b/a Hickory Hollow Associates, a joint venture (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Wards Company, Inc. (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. Real estate taxes for the current year which have been paid by the seller prorated between the parties.

2. Notations on a plan of record in Book 5190, page 217, Register's Office for Davidson County, Tennessee, which shows an Owner's Certificate, a 10-foot wide public utility drainage and landscaping easement along all four boundary lines, and the following:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $185,000.00.

Affiant

Subscribed and sworn to before me this 14th day of December, 1983.

Notary Public
My Commission Expires 4-11-87

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

DEC 14 1 43 PM '83

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

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H 9 2 0 2 1

12/14 433.50 CHECK

9490

(1) No building permit shall be issued for any lot indicated on this plat until a final development plan has been approved by the Metropolitan Planning Commission for each and every lot. Joint access with adjacent lots may be required based on the final development plans.

(2) No direct access will be permitted to Bell Road from any lot. Limited access may be permitted to Hickory Hollow Parkway from lots.

(3) No building permit shall be issued for any lot unless utilities and roads are constructed or a Performance Bond posted with the Metropolitan Planning Commission.

3. Restrictions filed for record in Book 5125, page 769, and Book 5189, page 947, and amended by Second Amendment to Declaration of Protective Covenants of record in Book 5337, page 933, restated and amended in Book 5441, page 968, Amendment to Restated and Amended Declaration of Protective Covenants, recorded in Book 5792, page 491, Second Amendment recorded in Book 5951, page 26, Third Amendment recorded in Book 6011, page 163, and Fourth Amendment recorded in Book 6095, page 948, Register's Office for Davidson County, Tennessee.

This is commercial property, known as Commercial Site A-5 on the recorded plan of Hickory Hollow.

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 succesors 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, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 13th day of December, 1983, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

HICKORY HOLLOW ASSOCIATES

By: Hickory Hollow Mall, Inc.

By: Vice President

By: Intereal Company

By: Senior Vice President

OFFICIAL RECEIPT

STATE OF GEORGIA

BOOK 6194 PAGE 211

COUNTY OF FULTON

Before me, Peggy C. Lionell, a Notary Public in and for the County and State aforesaid, personally appeared Dale P. Gilmer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of Hickory Hollow Mall, Inc., a Tennessee corporation, which corporation is a partner of Hickory Hollow Associates, the within named bargainor, a partnership, and that he as such Vice President, executed the foregoing instrument for the purposes therein contained, by signing the name of Hickory Hollow Mall, Inc. as partner on behalf of the partnership by himself as Vice President.

WITNESS my hand and seal, at office in ~~Nashville~~ Atlanta, ~~Tennessee~~ GA, this 13th day of December, 1985.

Peggy C. Lionell
Notary Public

My Commission Expires: 3/7/89

Notary Public, Georgia, State at Large
My Commission Expires Nov. 7, 1988

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Loretta B. Lane, a Notary Public in and for the County and State aforesaid, personally appeared Joseph V. Serrelle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Senior Vice Pres. of Intereal Company, a Tennessee corporation, which corporation is a partner of Hickory Hollow Associates, the within named bargainor, a partnership, and that he as such Senior Vice Pres., executed the foregoing instrument for the purposes therein contained, by signing the name of Intereal Company as partner on behalf of the partnership by himself as Senior Vice Pres.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 14th day of December, 1985.

Loretta B. Lane
Notary Public

My Commission Expires: 2/18/89

NOTARY PUBLIC DAVIDSON COUNTY

EXHIBIT A

Being a parcel of land in the 1st Civil District, Nashville, Davidson County, Tennessee, lying east of Hickory Hollow Parkway, south of Bell Road and north of Hickory Lane, known as Tract A-5, Hickory Hollow Mall, Section 7, of record in Book 5190, page 217, Register's Office for Davidson County, Tennessee, more particularly described according to survey of Barge, Waggoner, Summer & Cannon, dated August 9, 1977, revised September 13, 1983, as follows:

Beginning at a point in the southerly margin of Bell Road, 461± feet east from the centerline of Hickory Hollow Parkway, said point being the northeast corner of Lot A-6, of record in Book 5190, page 327, R.O.D.C., Tennessee;

Thence, with the southerly margin of Bell Road along a curve to the right having a central angle of 02° 54' 58", a radius of 2,790 feet, a chord bearing N 60° 42' 04" E, 141.98 feet, and a curve length of 142.00 feet to a point;

Thence, S 27° 45' 00" E, 242.45 feet to a point in the northerly margin of Hickory Lane;

Thence, with said Lane along a curve to the left in a southwesterly direction, said curve having a central angle of 18° 05' 36", a radius of 380 feet, a chord bearing S 34° 11' 06" W, 119.50 feet and a curve length of 120.00 feet to a point;

Thence, N 43° 48' 16" W, 131.98 feet to a point;

Thence, N 27° 45' W, 168.00 feet to the point of beginning.

BEING the same property conveyed to Hickory Hollow Mall, Inc., a Georgia corporation, and Intereal Company, a Tennessee Corporation, d/b/a Hickory Hollow Associates, a joint venture, by deed from Wendy's of Nashville, Inc., of record in Book 5524, page 507, Register's Office, Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5194 PAGE 213

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

185000.00- CAMT.
481.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 493.50-
9490A12/14/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H92021

T
IDENTIF. REFERENCE

Dec 14 1 43 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 100