THIS INSTRUMENT PREPARED BY:
DOUGLAS A. GRACE
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd. FLOOR, L & C TOWER
NASHVILLE, TENN. 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
82-2 82-5-151	Frenz Enterprises, Inc. 904 South Market Ave Ft. Pierce, Fla. 33450	New Owner BOOK 6460 PAGE 389
FIELD BOOK NUMBER(S) 8DA-225 1W-3370	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

EDWARD T. HERBERT, TRUSTEE, with full power, pursuant to the power and authority vested in me by deed of record in Book 6208, page 223,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Frenz Enterprises, Inc.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

SEE SCHEDULE ATTACHED HERETO AND MADE A PART HEREOF

RUSH

I.7.3 2.4.4

T. IDENTIF. REFERENCE

DEC 28 12 57 PM '84

REGISTER DAVIDSON COUNTY, TN

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, with the exception of Easements of record in Book 999, page 156, as amended in Book 2601, page 613, Book 1848, page 473, Book 3648, page 52, Book 4637, Page 485, Book 2542, page 73, Book 4241, page 868, Book 2739, page 559.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of December, 19 84.

Edward T. Herbert, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6460 PAGE 390

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Edward T. Herbert, Trustee the bargainor(s), with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 27th day of December, 19 84.

My commission expires: 4-20-86

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $958,000.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF December, 19 84

MY COMMISSION EXPIRES: 4-20-86 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

EDWARD T. HERBERT, TRUSTEE

TO

FRENZ ENTERPRISES, INC.

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

TRACT I:

Being Lots Nos. 142, 143, 186 and part of 185 and part of the Bush 10 acre tract and Hume Street, formerly Carroll Street, Adams Street, formerly, Cumberland Street, now closed, in McGavock's City Park Plan of record in Book 57, page 101, Register's Office for Davidson County, Tennessee and being Lots Nos. 27 thru 32 inclusive 43 thru 46 inclusive and part of Lots 23, 24, 25, 26, 33, 34, 38, 39, 40, 41 and 42, also Burns Street and certain alleys, now closed, on the O'Shaughnessy Plan of record in Plan Book 21, page 119, Register's Office for Davidson County, Tennessee and being Lots Nos. 7, 8 and part of Lots 9, 10, 11, 14, 15 and 16, part of Burns Street and certain alleys, now closed, on the Hugh F. McGavock Plan of record in Book 21, page 119, Register's Office for Davidson County, Tennessee and described as a 7.82 more or less acre tract on a survey of Barry Greer & Associates, dated July 9, 1983, revised September 18, 1983, as follows:

Beginning at an iron pin in the northerly terminus of Burns Street, said pin being the northeast corner of Metro Ready Mix Concrete, Inc., of record in Book 6175, page 729, Register's Office for Davidson County, Tennessee; thence leaving said Burns Street with the northerly line of said property S 63°46'05" W, 61.40 feet to an iron pin; thence with the westerly line of said property the following courses and distances: S 02°11'41" W 94.36 feet to an iron pin, S 09°10'16" W 25.11 feet to an iron pin, S 17°27'11" W 161.06 feet to an iron pin and S 10°57'50" W 24.23 feet to an iron pin; thence with a curve to the left 183.40 feet to the northerly margin of an alley, said curve having a radius of 358.28 feet, a central angle of 29°19'45", and a tangent distance of 93.76 feet; thence with said alley S 56°47'46" W 64.34 feet to an iron pin; thence N 29°44'26" W 121.01 feet to an iron pin, the northeast corner of TOSCO-LION, Inc., of record in Book 4688, page 429, Register's Office for Davidson County, Tennessee; thence with the northerly line of said property S 56°56'52" W 349.02 feet to an iron pin; thence North 33°47'14" W 127.59 feet to an iron pin in the southeasterly margin of 2nd Avenue North (Cement Plant Road); thence with said margin N 13°50'15" E 394.74 feet to an iron pin; thence with a curve to the left 234.25 feet to an iron pin, said curve having a radius of 1,487.71 feet, a central angle of 09°01'18" and a tangent distance of 117.37 feet; thence with a curve to the right 51.91 feet to an iron pin, said curve having a radius of 79.50 feet, a central angle of 37°24'28", and a tangent distance of 26.92 feet; thence N 41°46'06" east 27.76 feet to an iron pin; thence S 03°20'26" W 32.06 feet to an iron pin in the southerly margin of 2nd Avenue North; thence with said margin N 41°13'13" E 176.48 feet to an iron pin; thence with a curve to the left 43.59 feet to an iron pin, said curve having a radius of 261.64 feet, a central angle of 09°32'44", and a tangent distance of 21.85 feet; thence continuing with said margin N 31°40' 29" E 159.37 feet to an iron pin in the center of the former R.O.W. of Burns Street, now closed; thence with said former R.O.W. S 26°20'38" E 439.70 feet to the point of beginning, containing 7.82 acres +.

TRACT II:

Being part of Lots 10, 11, 12, part of an alley, part of Burns Avenue on the plan of Hugh F. McGavock of record in Book 21, page 119, Register's Office for Davidson County, Tennessee, together with an acreage tract, north of and adjacent to said McGavock plan, described together as an 8.46, more or less acres tract on a survey of Barge, Waggoner, Sumner & Cannon, dated August 10, 1981, as follows:

Beginning at an iron pin in the northerly margin of Second Avenue North, said iron pin being in the westerly boundary of Marquette Cement Manufacturing Company of record in Book 4661, Page 451, Register's Office for Davidson County, Tennessee;

Thence, with the northerly margin of Second Avenue North S 6° 55' 32" W, 180.98 feet;

Thence, along a curve to the right 81.83 feet, said curve having a radius of 190.00 feet, a central angle of 24° 40' 30" and a tangent distance of 41.56 feet;

Thence, S 31° 36' 02" W, 286.98 feet;

Thence, along a curve to the right 31.86 feet, said curve having a radius of 190.00 feet, a central angle of 9° 36' 30" and a tangent distance of 15.97 feet;

Thence, S 41° 12' 32" W, 108.53 feet;

Thence, N 12° 12' 32" W, 150.77 feet;

Thence, N 21° 16" 32" W, 125.90 feet;

Thence, N 39° 56' 32" W, 259.80 feet;

Thence, N 39° 28' 32" W, 125.50 feet;

Thence, N 34° 28' 32" W, 123.50 feet;

Thence, N 29° 28' 32" W, 138.70 feet;

Thence, N 26° 35' 56" W, 225.10 feet to an existing concrete monument;

Thence, N 28° 52' 33" E, 90.66 feet to an existing concrete monument in the herebefore mentioned westerly boundary of the Marquette Cement Manufacturing Company;

Thence, with said westerly boundary S 61° 31' 06" E, 399.81 feet;

Thence, S 59° 52' 46", 528.66 feet to the point of beginning.

Containing 368,578 square feet or 8.46 acres, more or less.

Being the same property conveyed to Edward T. Herbert, Trustee, with full power and without the necessity of joinder of any other person, by deed from Herbert Materials Incorporated and W. B. Bush and Company, as of record in Book 6208, page 223, Register's Office for said County.

3290' 12/29 2503.30- CHECK

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

RECEIVED OF _____

FOR _____ BOOK 6460 PAGE 393

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
			958000.00- CAMT.	
			2490.80 CSTAX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 2503.30-	
9290A	12/28/84	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 3 2 4 4

IDENTIF. REFERENCE

Dec 28 12 57 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 97023