THIS INSTRUMENT PREPARED BY: BUCHANAN & EDWARDS, Attorneys at Law
271 West Main Street, Hendersonville, TN 37075

BOOK 6590 PAGE 291

WARRANTY DEED

NEW OWNER(S):

HENS PARTNERSHIP
c/o George N. Spiva
Park Place
2817 West End Avenue
Nashville, TN 37203

SEND TAX BILLS TO:

SAME

MAP PARCEL NUMBERS:

Map 117-15
Parcel 1
7DA-46935

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, CRESTMOOR ASSOCIATES, a partnership comprised of FRANK RYAN, LEONARD E. PRIMM and GARY KECKLEY, hereinafter referred to as Grantor, has this day bargained and sold, and does hereby transfer and convey unto the said HENS Partnership, a partnership comprised of VIANDA HALE HILL, W. E. EZELL, III, NORTH AMERICAN PROPERTIES, INC., and GEORGE N. SPIVA, hereinafter referred to as Grantee, its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lots 1, 2 and 3 of Block "F" and Lot 1 of Block "B" on the Plan of Hillsboro Views Development Company's Subdivision of record in Book 974, pages 64 and 65, Register's Office for said County, less that portion as vested in the Metropolitan Government of Nashville and Davidson County, Tennessee, as per Court Order of the Sixth Circuit Court of Davidson County, Tennessee, Case No. A-4011, as of record in Book 4334, page 193, said Register's Office and being more particularly described according to a survey by Miller/Wihry, Inc. dated September 24, 1984, as follows: /and revised June 20,1985

BEGINNING at an iron rod on the southerly margin of Crestmoor Road, said rod being 313.5 feet more or less west of the center line of Hillsboro Road, said rod also being the common line of subject property and the property belonging to Comdata Network, Inc. as of record in Book 5625, page 416, Register's Office for Davidson County, Tennessee; thence with said margin of Crestmoor Road North 88° 30' 13" East a distance of 235.27 feet to a point; thence with a curve to the right having a radius of 25.00 feet and an arc length of 47.74 feet to a point on the western right of way of Hillsboro Road (U.S. 431) thence the said right of way South 17° 54' 56" West a distance of 139.48 feet to a point on the common line with property belonging to Intereal Company; thence with said common line South 87° 19' 21" West a distance of 211.77 feet to a point on the common line with Comdata Network, Inc.; thence with said common line North 01° 45' 33" West a distance of 169.23 feet to the point of beginning, containing 39,935 square feet, more or less.

BEING the same property conveyed to Frank Ryan, Leonard E. Primm and Gary Keckley d/b/a Crestmoor Associates by deed from Jacobs H. Doyle, of record in Book 6525, page 296, Register's Office for Davidson County, Tennessee.

THE ABOVE PROPERTY IS SUBJECT TO THE FOLLOWING ENCUMBRANCES:

1. The 1985 property taxes have been prorated between the parties and the Grantees herein assume and agree to pay said taxes when due and payable.

2. A lease between Jacobs H. Doyle and Genesco, Inc. not of record, dated June 1, 1971, as amended on December 21, 1971, with an exercise of an option dated March 8, 1976, and further subject to a Sublease Agreement between Genesco and Cloth World of Tennessee, Inc., dated October 22, 1976, as consented to by Jacobs H. Doyle, and an Amendment of Lease, dated October 21, 1976, as executed by Jacobs H. Doyle and Genesco, Inc.

This is improved property, known as: 3801 Hillsboro Road, Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, its successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as set forth above. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said GRANTEE, its successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this 24 day of June, 1985, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

CRESTMOOR ASSOCIATES,
a partnership

BY: _____
Frank Ryan

BY: _____
Leonard E. Primm

BY: _____
Gary Keckley

STATE OF TENNESSEE)
COUNTY OF)

The actual consideration or value, whichever is greater, for this transfer is $1,075,000.00.

_____
AFFIANT

Subscribed and sworn to before me,
this 24th day of June, 1985.

_____
NOTARY PUBLIC

My Commission Expires: 10/19/86

STATE OF TENNESSEE)
COUNTY OF Davidson)

BOOK 6590 PAGE 293

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRANK RYAN, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he is a partner of CRESTMOOR ASSOCIATES, a partnership, and that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of June, 1985.

Karen L. Hicks
NOTARY PUBLIC

My Commission Expires: 1/19/86

KAREN L. HICKS NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LEONARD E. PRIMM, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he is a partner of CRESTMOOR ASSOCIATES, a partnership, and that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of June, 1985.

Karen L. Hicks
NOTARY PUBLIC

My Commission Expires: 1/19/86

KAREN L. HICKS NOTARY PUBLIC DAVIDSON COUNTY, TN

J. 1: 5: 5: 6: 4

IDENTIF. REFERENCE

JUN 24 4 11 PM '85

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GARY KECKLEY, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he is a partner of CRESTMOOR ASSOCIATES, a partnership, and that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of June, 1985.

Karen L. Hicks
NOTARY PUBLIC

My Commission Expires: 1/19/86

KAREN L. HICKS NOTARY PUBLIC DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

BOOK 6590 PAGE 294

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

CO 1.075.000.00

2795.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 2804.50-
1369A06/24/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1 5 5 6 4

IDENTIF. REFERENCE

JUN 24 4 11 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 147728