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BOOK 6745 PAGE 604

IDENTIFICATION REFERENCE

DP2:BGRE00095 12/20/85

Dec 26 1 15 AM '85

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (EWB)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
1805 Hayes Street Associates 5th Floor 176 Second Avenue, No. Nashville, Tennessee 37201	same	92-12-471

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, Joe M. Rodgers as to a 79% undivided interest and Cherokee Equity Corportion as to a 21% undivided interest (collectively "Grantor"), have bargained and sold, and by these presents do transfer and convey unto 1805 Hayes Street Associates, a Tennessee general partnership composed of J. Greg Hardeman, Gary W. Jerkins, Gerald Jerkins, Al Phillips, Jr., William Jerry Goad, Ernest A. Clevenger, C. Turney Stevens and C. Turney Stevens, Jr. ("Grantee"), its successors, and assigns, that certain real property in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 118 on the Plan of Jno. Boyd's Home Tract as of record in Book 21, page 39, Register's Office for said County.

Said Lot No. 118 fronts 50 feet on the south side of Hayes Street and runs back between parallel lines, 180 feet to a 20 foot alley.

Being the same property conveyed to Joe M. Rodgers by James W. Carrell and wife by Warranty Deed of record in Book 6310, page 1, Register's Office for Davidson County, Tennessee; and as to which a 21% interest as tenant in common was conveyed to American Constructors, Inc., a Tennessee corporation, by Joe M. Rodgers by Quitclaim Deed of record in Book 6453, page 529, said Register's Office, and to Cherokee Equity Corporation, a Tennessee corporation, by American Constructors, Inc. by Quitclaim Deed of record in Book 6453, page 533, said Register's Office.

Said property is conveyed subject to the following exception:

1. Applicable building and zoning laws.

TO HAVE AND TO HOLD the said real property with the appurtenances, hereditaments, estate, title and interest thereto belonging to Grantee, its successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seized and possessed of said land in fee simple subject to the matters set forth above, has good right to convey it subject to the matters set forth above, and the same is unencumbered except as set forth above. Grantor further covenants and binds itself, its heirs, representatives, successors and assigns to warrant and forever defend the title to the said real property to Grantee, its successors and assigns against the lawful claims of all persons whomsoever except claims arising out of matters set forth above.

As used herein, the singular number shall include the plural and the masculine gender all other genders.

Witness Grantor's hand this 20th day of December, 1985.

Joe M. Rodgers

BY: W Mark Gill
W. Mark Gill, Attorney-in-Fact

Cherokee Equity Corporation,

By: John R. Power
Title: Treasurer

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this 20th day of December, 1985, before me personally appeared W. Mark Gill, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Joe M. Rodgers and acknowledged that he executed the same as the free act and deed of said Joe M. Rodgers.

WITNESS my hand, at office, this 20th day of December, 1985.

Rebecca A. Gibbs
Notary Public

REBECCA A. GIBBS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires July 9, 1989

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared John R. Powers, 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 Treasurer of Cherokee Equity Corporation, the within named bargainor, a corporation, and that he as such Treasurer executed the foregoing instrument for the purposes therein contained, by signing the name of the Cherokee Equity Corporation by John R. Powers as Treasurer.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 20th day of December, 1985.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $400,000.00.

C Turney Stevens
Affiant

Sworn to and subscribed before me this 20th day of December, 1985.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			40[illegible].50- CA IT.	
			1040.00 CSTAX	
			.50 [illegible]	
			9.00 WDED	
			CHECK 1049.50-	
			9096A12/26/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 3 9 2 1 -

IDENTIFICATION REFERENCE

DEC 26 1 15 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 204795