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

SPECIAL WARRANTY DEED

BOOK 6764 PAGE 219

Address New Owner(S)	Send Tax Bills To	Map-Parcel Number(s)
Robert L Link and Hugh F. Spain, Jr. c/o Robert L. Link 805 16th Ave. North Nashville, Tennessee 37201	SAME	92-4-317 3W-8130 92-4-315 3W-2230

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, First American National Bank of Nashville ("Grantor"), has this day bargained and sold, and does hereby tranfer and convey unto Robert L. Link and Hugh F. Spain, Jr. ("Grantee"), certain real property in Davidson County, Tennessee, described as follows (together with all fixtures and specifically the air pollution control equipment which is appurtenant thereto):

Tract No.1:

1. Lots Nos. 7 and 8 on the Plan of Burge, Carter and Herriford's Subdivision of Lots 144 and 145 McNairy's Mansion House tract, as of record in Plan Book 1, page 47, Chancery Court at Nashville, Tennessee (said Lots Nos. 7 and 8 front 100 feet each on the southerly side of Desha Street, and run back between parallel lines along the easterly line of Sixteenth Avenue, North, formerly Park Street, 188.1 feet to an alley), excluding a strip of land lying along the northerly part of the above described tract, said excluded strip being described as follows: Beginning at a point in the intersection of the south line of Desha Street, and the east line of Sixteenth Avenue, North; and running thence in an easterly direction with said south line of Desha Street, 200 feet, more or less, to the eastern boundary of the Cassetty Oil and Grease Company's property; thence in a southerly direction along said eastern property line 5 feet, more or less, to a point which is at right angles 7 feet southerly from the center line of a Spur track; thence in a westerly direction parallel with and 7 feet southerly from said center line of Spur 200 feet, more or less, to a point in the east line of Sixteenth Avenue, North; thence in a northerly direction 14.5 feet to the beginning; and

2. Lot No. 9 on the Plan of Burge, Carter and Herriford's Subdivision of Lots Nos. 144 and 145 in McNairy's Mansion House Tract, as of record in Plan Book 1, page 47, Chancery Court for Davidson County, Tennessee (said Lot No. 9 fronts 100 feet on the southerly side of Desha Street and runs back between parallel lines 188.1 feet to an alley).

Being the same property conveyed to Tennessee Foundry & Machine Company (being the same corporation as Tennessee Foundry and Machine Company) by deed from E.B. Bradley, et ux, of record in Book 1291, page 587, Register's Office of Davidson County, Tennessee.

Tract No. 2:

Being Lots Nos. 10, 11 and 12 on the Map of Burge, Carter and Herriford Lots as of record in Plan Book 1, page 47, Chancery Court at Nashville, being a Subdivision of Lots Nos. 144 and 145 of Judge John McNairy's Mansion House Tract.

Said Lots 10, 11 and 12 adjoin and front together 300 feet on the south side of Desha Street and run back between parallel lines, Lot 12 running back along the westerly margin of Watkins Street, 185 feet, more or less, to an alley in the rear.

Being the same property conveyed to Tennessee Foundry & Machine Company by deed from Maclin P. Davis, Jr., et ux, of record in Book 4591, page 553, Davidson County, Register's Office.

Being the same property conveyed to First American National Bank of Nashville by Deed from Tennessee Foundry & Machine Co., of record in Book 6764, page 214, Davidson County, Register's Office.

Included in the above description but hereby excluded is that portion condemned by Judgment and Final Decree Docket No. 83C-2643, Ex Rel State of Tennessee v. Tennessee Foundry and Machine Co., Feedtech International, Inc., Ames Davis, Trustee; Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 6222, page 343, described as follows:

Beginning at the point of intersection of the southerly right-of-way of I.C.G. Railroad and the westerly margin of 14th Avenue North; thence with the said westerly margin south 27 degrees 40 minutes east 121 feet more or less to a point; thence with the proposed right-of-way of proposed Tract Connector; (1) north 86 degrees 02 minutes 29 seconds west 96.99 feet to a point; (2) south 84 degrees 40 minutes 26 seconds west 141.56 feet to a point; (3) south 69 degrees 40 minutes west 134.49 feet to a point; thence with the said southerly right-of-way north 62 degrees 31 minutes east 347 feet more or less to the point of beginning and containing 15,551 square feet and being part of the property conveyed to Tennessee Foundry and Machine Company (1) by E.B. Bradley in Book 1291, page 587, (2) by Maclin Davis in Book 4591, page 553, both of record in Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, his heirs, successors and assigns, forever.

GRANTOR further covenants and binds itself, its heirs, representatives, and successors to warrant specially and forever defend the title to said real estate to Grantee, his heirs, successors and assigns, against the lawful claims of all persons claiming through and under Grantor but not further or otherwise.

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

Witness the execution hereof by Grantor's duly authorized officer this 16th day of January, 1986.

FIRST AMERICAN NATIONAL BANK
OF NASHVILLE

BY: John E ... VP

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 6764 PAGE 221

Before me, Lois Helms Bruce, a Notary Public of the State and County aforesaid, personally appeared John E. Donovan, 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 FIRST AMERICAN NATIONAL BANK OF NASHVILLE, the within named bargainor, a national banking association, and that he as such Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the association by himself as Vice President.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 16th day of January, 1986.

Lois Helms Bruce
Notary Public

My Commission Expires:

3/8/89

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value (whichever is greater) for this tranfer is $186,000.

John E ...
Affiant

Subscribed and sworn to before me, this 16th day of January, 1986.

Lois Helms Bruce
Notary Public

My Commission Expires:

3/8/89

69483

IDENTIFICATION REFERENCE

Jan 16 2 55 PM '86

FELIX Z. ... REGISTER
DAVIDSON ...

MAIL ENV.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6764 PAGE 222

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
			186000.00- CONT.	
			465.60 CSTAX	
			.50 PRFEE	
			5.00 MSFEE	
			CHECK	493.10-
6630ADI		1/16/86	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.94 403

IDENTIFICATION REFERENCE

JAN 16 2 59 PM '86

FELIX Z. WILSON CT REGISTER
DAVIDSON COUNTY TN

No. 211369