ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBER
FFCA/IIP 1985 Property Company	Same	96-13-154.2
(NAME)	(NAME)	
3443 North Central, Suite 511		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Phoenix, Arizona 85012		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

CORRECTION
WARRANTY DEED

For and in consideration of the sum of Ten and no/100ths ($10.00) DOLLARS and other good and valuable consideration, the receipt of which is hereby acknowledged,

ARBY'S INC.

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have bargained and sold, and by these presents do transfer and convey unto the said FFCA/IIP 1985 PROPERTY COMPANY, a Deleware General Partnership,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows

Beginning at an iron pipe in the North proposed margin of Elm Hill Pike, opposite a curve into Donelson Pike; thence with the margin of Elm Hill Pike proposed, North 79 degrees 15 minutes West 100 feet to a point; thence leaving said Pike, North 4 degrees 38 minutes East 190 feet to an iron pipe; thence North 81 degrees 03 minutes East 150 feet to an iron pipe in the West margin of Donelson Pike; thence with the margin of the same, South 9 degrees 05 minutes East 82.6 feet to the beginning of a curve; continuing with the margin of said Pike, Southerly around a curve, having a radius of 4,137.58 feet, a distance of 67.36 feet to an iron pipe at the beginning of a curve; thence around said curve having a radius of 75 feet, Southwesterly a distance of 141.24 feet to the point of beginning.

Being the same property conveyed to Arby's Inc. by deed from Tennessee River Properties, Inc., a Kentucky Corporation, of record in Book 6413, page 654, Register's Office for Davidson County, Tennessee.

The purpose of this correction deed is to correct the name of the grantee in that deed dated 12 December, 1985, of record in Book 6741, page 279, in said Register's Office, the grantee therein stated as being Insured Income Properties 1985, a Deleware limited partnership. No such entity exists and the intent was to convey the subject property to FFCA/IIP 1985 PROPERTY COMPANY, a Deleware General Partnership, the grantee herein.

This conveyance is subject to 1985 State & County Taxes, sanitary sewers and/or storm drainage easement of record in Book 5139, page 93, and storm water detention agreement of record in Book 6435, page 73, said Register's Office.

unimproved ( )
This is improved ( ) property, known as Elm Hill Pike and Donelson Pike
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

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.

Witness our hands this 21st day of March, 19 86.

ABRY'S INC.

BY: Hamad M Nasr V P
Office

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STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My commission expires _____ Notary Public _____

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF Fulton

Before me, the undersigned authority, a Notary Public of the State and County aforesaid, personally appeared KAMAL M. NASSAR and _____ 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 and _____ respectively of ARBY'S INC., the within named bargainor, a corporation, and that he as such Vice-President and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said KAMAL M. NASSAR as Vice-President and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in Fulton County, Georgia, this 21st day of March, 1986.

Notary Public, Georgia, State at Large
My Commission Expires Feb. 28, 1989

Lou A. Cobb Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ -0-

This is equal to or greater than the property would bring at a fair and voluntary sale.

Linda V. Bodhead

Sworn to and subscribed before me this 28th day of August, 1986

My commission expires 17 May, 1987 Notary Public _____

This instrument was prepared by:

Devereaux D. Cannon, Jr., Attorney, 344 4th Avenue North, Nashville, Tennessee 37219

Name Address

36626

IDENTIFICATION REFERENCE

AUG 29 9 35 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

CLERK

WARRANTY DEED

FROM

TO

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219