This Instrument Prepared By:
W. Ovid Collins, Jr., Attorney
P. O. Box 2808
Nashville, TN 37219

NO MORTGAGEE

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WARRANTY DEED

ADDRESS NEW OWNERS	SEND TAX BILLS TO:	MAP PARCEL NO.
Morton Gould and Marilyn Bergman, Trustees c/o ASCAP ASCAP Building One Lincoln Plaza New York, New York 10023	Same	Map 92-16 Parcel 395 Field Book 10W-5520

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS cash in hand paid by MORTON GOULD and MARILYN BERGMAN, Trustees, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we W. OWEN BRADLEY and wife, MARY KATHERINE BRADLEY, and CHESTER BURTON ATKINS and wife, LEONA J. ATKINS, have this day bargained and sold, and do hereby transfer and convey unto the said MORTON GOULD and MARILYN BERGMAN, Trustees, their successors and assigns, with full power to mortgage, transfer, contract and convey, without the necessity of joinder of any beneficiary, certain real estate in Davidson County, Tennessee, described as follows:

Being a tract of land in Nashville, First Civil District, Nineteenth Councilmanic District, Davidson County, Tennessee, being Lot Nos. 66, 67 and 68 on the plan of O. B. Hayes' small lots, as of record in Plan Book 1, Page 69, Chancery Court at Nashville and being that portion of rights-of-way, abandoned along Division Street and Music Square West (Seventeenth Avenue, South) by Metropolitan Council Bill No. 77-577, located in the southeasterly quadrant of said Division Street and Music Square West and being more particularly described as follows:

BEGINNING at a point in the southerly margin of Division Street as established by Metropolitan Council Bill 77-577, said point being at the intersection with the westerly margin of the first alley easterly from the westerly margin of Music Square West and the northeasterly corner of the herein described parcel;

THENCE, with said westerly margin S 08° 45' 00" W, 180.62 feet to a point;

THENCE, leaving said westerly margin with the northerly line of the property conveyed to Tree Publishing Company, Inc. by deed of record in Book 4515, Page 243, R.O.D.C., and Book 5118, Page 260, R.O.D.C., N 82° 36' 46" W, 156.19 feet to a point in the easterly margin of Music Square West;

THENCE, with said easterly margin 08° 45' 00" E, 159.05 feet to a point;

THENCE, continuing with said easterly margin with a curve to the right 22.48 feet to a point in the southerly margin of Division Street, said curve having a central angle of 85° 50' 56", a radius of 15.00, a tangent of 13.95 feet and a chord of N 51° 40' 28" E, 20.43 feet;

THENCE, with said southerly margin of Division Street S 85° 24' 04" E, 156.55 feet to the point of beginning.

Being the same property conveyed to W. Owen Bradley and Chester Burton Atkins by deed from Louis R. Linx, Elberta S. Linx and A. J. Linx, Jr., dated August 16, 1968 and recorded in Book 4261, page 79 RODC, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $825,000.

W. Owen Bradley
Affiant

Subscribed and sworn to before me this the 22nd day of December, 1986.

Regina R. Crabb
Notary Public
My commission expires: July 15, 1987

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This is improved property known as Two Music Square West, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with full power as stated above and the appurtenances, estate, title and interest thereto belonging, to the Grantees their successors and assigns forever. And we covenant with Grantees 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 for 1986 realty taxes which are being paid by Grantees and restrictions, covenants and easements of record, if any.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors and assigns, against the lawful claims of all persons.

WITNESS our hands this 22nd day of December, 1986.

W. Owen Bradley
W. OWEN BRADLEY

Chester Burton Atkins
CHESTER BURTON ATKINS

Mary Katherine Bradley
MARY KATHERINE BRADLEY

Leona J. Atkins
LEONA J. ATKINS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, REGINA R. CRABB, a Notary Public in and for said County and State, W. OWEN BRADLEY and wife, MARY KATHERINE BRADLEY, and CHESTER BURTON ATKINS and wife, LEONA J. ATKINS, the within named bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and offical seal at Nashville, Tennessee, this 22nd day December, 1986.

Regina R. Crabb
Notary Public

My commission expires: July 15, 1987.

75548 RECEIVED FOR RECORD DEC 22 2 25 PM '86 FELIX Z. WILCOX, REGISTER DAVIDSON COUNTY, TN

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
			0250[illegible] 0- CAMT.	
			2316.0 0 CSTAX	
			.50 PRFE[illegible]	
			6.00 MOT 0	
			CHEK X 2316.50-	
12/22/88	BAL		.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

75548

IDENTIFICATION REFERENCE

DEC 22 2 26 PM '88

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 25707