Map 26, Parcel 122

THIS INSTRUMENT PREPARED BY:
David W. Long, Esquire
Long, Ragsdale & Waters, P.C.
P. O. Box 90384
Knoxville, TN 37990

OWNER:
Low Country Associates, Inc.
116 Music Park
107 Music City Circle
Nashville, TN 37214

MORTGAGEE:
Nashville City Bank
& Trust Co.
315 Union Street
Nashville, TN 37201

o o O o o BOOK 7091 PAGE 91

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $325,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 31st day of December, 1986.

Notary Public

My commission expires: May 13, 1990

o o O o o

WARRANTY DEED
(TENNESSEE)

DAVIDSON COUNTY, TN
REGISTER'S OFFICE
DEC 31 4 52 PM '86

78821

THIS INDENTURE, made this 29th day of December, 1986, between RIVERGATE PROPERTIES, LTD., a Tennessee limited partnership, Grantor, and LOW COUNTRY ASSOCIATES, INC., a Tennessee corporation, Grantee.

W I T N E S S E T H:

That Grantor, for and in consideration of the sum of Ten and no/100 Dollars ($10.00) and for good and valuable consideration in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee the following described premises, with the hereditaments and appurtenances thereto appertaining, to-wit: Situate in Davidson County, Tennessee, and being more particularly described on Exhibit A attached hereto.

TO HAVE AND TO HOLD the said premises to the said Grantee, its successors and assigns forever.

And Grantor, for itself, its representatives, successors and assigns does hereby covenant with Grantee, its representatives, successors and assigns, that Grantor is lawfully seized in fee simple of the premises herein conveyed; has full power, authority and right to convey the same; that Grantor will forever warrant and defend the title thereto against the lawful claims of all

persons whomsoever; and that such premises are free from all encumbrances except for the lien of current ad valorem real property taxes, and those encumbrances and restrictions set forth on Exhibit B attached hereto.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED ON EXHIBIT A HERETO. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed this the date first above written.

RIVERGATE PROPERTIES, LTD.

By: Rivergate Corporation,
Its General Partner

By J. Michael Parish
J. Michael Parish, President

STATE OF TENNESSEE

COUNTY OF KNOX

Before me, DAVID WILSON LONG, of the state and county aforesaid, personally appeared J. Michael Parish, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Rivergate Corporation, a Tennessee corporation, which is the General Partner of RIVERGATE PROPERTIES, LTD., the within named bargainor, a Tennessee limited partnership, and that he as such President of the General Partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (as General Partner) by himself as President.

WITNESS my hand and seal, this 29 day of December, 1986.

Notary Public

My commission expires: 6-22-87

dwl10.deed

EXHIBIT A
(Property Description)

BEING all of Lot No. 3 on the Plan of Revised Final Plat Rivergate Properties, Ltd., of record in Book 6250, page 919, Register's Office for Davidson County, to which plan reference is made for a more particular description.

Being part of the same property conveyed to Rivergate Properties, Ltd., of record in Book 6597, page 474, Book 6506, page 950, and Book 6594, page 662, all in the Register's Office for Davidson County, Tennessee.

dwl234.misc

Exhibit B

1. Matters shown on survey of Ragan, Smith, Murphy & Associates, Inc., dated August 30, 1985, as revised by matters shown on the Plan of Revised Final Plat - Rivergate Properties, Ltd., of record in Book 6250, Page 919, in the Register's Office for Davidson County, Tennessee.

2. Reciprocal Easement and Development Agreement recorded in Book 6859, Page 802, in the Register's Office for Davidson County, Tennessee.

3. Amended Property Use Restrictions dated May 5, 1986, amending Property Use Restrictions set forth in instrument dated August 29, 1985, which Amended Property Use Restrictions is of record in Book 6852, Page 560, in the Register's Office for Davidson County, Tennessee.

4. Declaration of Easements and Covenants recorded in Book 6726, Page 400, as amended by instrument recorded in Book 6852, Page 537, both in the Register's Office for Davidson County, Tennessee.

5. Storm Water Detention Agreement of record in Book 6681, Page 580, and in Book 6815, Page 342, both superseded by instrument of record in Book 6848, page 703, all in the Register's Office for Davidson County, Tennessee.

dw132.misc

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

RECEIVED OF _____

FOR _____

BOOK 7091 PAGE 95

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
			32500. 0- CAMT.	
			910.00 CSTAX	
			.50 PRFE	
			10.00 MOTX	
			CHECK	920.50-
3608		12/31/86	CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7882 I.

IDENTIFICATION REFERENCE

DEC 31 4 52 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 29349