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Box 37 (APC)

Address New Owner:	Map-Parcel Numbers:
S & L Amusement Co., Inc. 725 Murfreesboro Road Nashville, Tennessee	Map 134 Parcel 259
Send Tax Bills To:	**Address of Mortgagee:**
SAME	None

This instrument prepared by: Boult, Cummings, Conners & Berry, 222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, EVSVS Associates, a Tennessee joint venture (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said S & L Amusement Co., Inc. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $163,000.00.

Joseph Tomelli
Affiant

Subscribed and sworn to before me this 31st day of March, 1987.

Ann Polito Cargile
Notary Public
My Commission Expires: 11-12-90

2. Restrictive covenants contained in instrument of record in Book 5653, page 11, and Book 6171, page 692, said Register's Office for Davidson County, Tennessee.

This is unimproved property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by it, except to the extent otherwise set forth in this Deed.

And Grantor does further covenant and bind itself, to warrant and forever defend the title to the said land to the said Grantee, Grantee's successors and assigns against the lawful claims of all persons claiming by, through, or under it.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 30th 31st day of March, 1987.

EVSVS ASSOCIATES, a Tennessee joint venture

W. Gerald Ezell

By: Steven D. Ezell
Steven D. Ezell, Attorney-in-fact

By: _____
Richard W. Sorenson, joint venturer

By: J. Benjamin Steele
J. Benjamin Steele, joint venturer

By: Carl H. Vereen
Carl H. Vereen, joint venturer

By: _____
George A. Volkert, joint venturer

2. Restrictive covenants contained in instrument of record in Book 5653, page 11, and Book 6171, page 692, said Register's Office for Davidson County, Tennessee.

This is unimproved property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by it, except to the extent otherwise set forth in this Deed.

And Grantor does further covenant and bind itself, to warrant and forever defend the title to the said land to the said Grantee, Grantee's successors and assigns against the lawful claims of all persons claiming by, through, or under it.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 31st day of March, 1987.

EVSVS ASSOCIATES, a Tennessee joint venture

By: _____
W. Gerald Ezell, joint venturer

By: Richard Sorenson
Richard W. Sorenson, joint venturer

By: _____
J. Benjamin Steele, joint venturer

By: _____
Carl H. Vereen, joint venturer

By: George A. Volkert
George A. Volkert, joint venturer

STATE OF Tennessee

COUNTY OF Davidson

On this 31st day of March, 1987, before me, Ann Fields Cargile, a Notary Public in and for said County and State, personally appeared Steven Ezell, 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 W. Gerald Ezell, as his attorney-in-fact, and acknowledged that he executed the same as the free act and deed of the said W. Gerald Ezell.

WITNESS my hand and seal at Nashville, Tennessee, this 31st day of March, 1987.

Ann Fields Cargile
Notary Public

My Commission Expires: 11-12-90.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public of the state and county aforesaid, personally appeared W. Gerald Ezell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a joint venturer of EVSVS Associates, the within named bargainor, a joint venture, and that he as such joint venturer executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by himself as joint venturer.

WITNESS my hand and official seal, at _____, _____, this _____ day of _____, 1987.

_____
Notary Public

My Commission Expires: _____

STATE OF Tennessee
COUNTY OF Davidson

Before me, Robert John Notestine, a Notary Public of the state and county aforesaid, personally appeared Richard W. Sorenson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a joint venturer of EVSVS Associates, the within named bargainor, a joint venture, and that he as such joint venturer executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by himself as joint venturer.

WITNESS my hand and official seal, at Nashville, Tennessee, this 31st day of March, 1987.

Robert John Notestine
Notary Public

My Commission Expires: May 13, 1990

STATE OF Georgia
COUNTY OF Fulton

Before me, J. Benjamin Steele, a Notary Public of the state and county aforesaid, personally appeared J. Benjamin Steele, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a joint venturer of EVSVS Associates, the within named bargainor, a joint venture, and that he as such joint venturer executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by himself as joint venturer.

WITNESS my hand and official seal, at Atlanta, Georgia, this 30th day of MARCH, 1987.

Notary Public

My Commission Expires: Notary Public, Georgia, State at Large My Commission Expires July 31, 1988

STATE OF ~~Tennessee~~
COUNTY OF ~~Davidson~~

Before me, Ann Pilcher Cargile, a Notary Public of the state and county aforesaid, personally appeared Carl H. Vereen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a joint venturer of EVSVS Associates, the within named bargainor, a joint venture, and that he as such joint venturer executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by himself as joint venturer.

WITNESS my hand and official seal, at Nashville, Tennessee, this 31st day of March, 1987.

Ann Pilcher Cargile
Notary Public

My Commission Expires: 1-2-92

STATE OF Tennessee
COUNTY OF Davidson

Before me, Robert John Noteshine, a Notary Public of the state and county aforesaid, personally appeared George A. Volkert, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a joint venturer of EVSVS Associates, the within named bargainor, a joint venture, and that he as such joint venturer executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by himself as joint venturer.

WITNESS my hand and official seal, at Nashville, Tennessee, this 31st day of March, 1987.

Robert John Noteshine
Notary Public

My Commission Expires: May 13, 1990

EXHIBIT A

Land in Davidson County, Tennessee, being known as that property shown as Section Ten, Metroplex, of record in Book 6200, page 524, said Register's Office, more particularly described as follows:

Being a parcel of land in Nashville, First Civil District Davidson County, Tennessee, located between the westerly/southerly margin of Metroplex Drive and the northerly line to Section Four, Metroplex, of record in Book 5800, page 228, R.O.D.C., part of said parcel in the southerly portion is part of "Reserved for Future Development" shown on Resubdivision Section One, Lots One-Five and Lot Seven, Harding Place Park, North, of record in Book 4675, page 85, R.O. D.C., and being more particularly described as follows:

Beginning at a concrete monument at the point of intersection of the westerly margin of Metroplex Drive and the northerly line to Section Four, Metroplex, of record in Book 5800, page 228, R.O.D.C., also said monument being 504.11 feet northerly from the north margin of Harding Place;

Thence, leaving said margin with said northerly line N 88° 55' 50" W, 236.16 feet to a concrete monument; thence, leaving said northerly line N 02° 16' 00" E. 357.27 feet to the southerly margin of Metroplex Drive; thence, with said margin with a curve in a southeasterly direction 289.64 feet to a point, said curve having a radius of 307.32 feet, a central angle of 53° 59' 58", a tangent distance of 156.59 feet and a chord of S 41° 38' 39" E. 279.04 feet, thence continuing with said margin S 13° 25' 01" E, 157.36 feet to the point of beginning.

Containing 58,840 square feet or 1.35 acres, more or less.

Being part of the same property conveyed to EVSVS Associates, a Tennessee joint venture by deed from EVSV Associates, a Tennessee joint venture of record in Book 5977, page 353, said Register's Office.

10096

IDENTIFICATION REFERENCE

APR 1 11 24 AM '87

FILED & RECORDED
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

163[illegible].00- CAMT.
456.40 CSTAX
.60 [illegible]
24.00 WDF D
CHECK 480.00-
9005A04/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10096

IDENTIFI REFERENCE

APR 1 11 29 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 63970