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This Instrument Was Prepared By:
BAKER, CAMPBELL & PARSONS
Attorneys At Law
303 Church Street
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,517,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF May 1987.

Notary Public

MY COMMISSION EXPIRES: July 17, 1988

(AFFIX SEAL)

NAME	ADDRESS
ADDRESS NEW OWNER (S) AS FOLLOWS: Harvey W. McDonald (NAME) c/o Baker, Campbell & Parsons 303 Church Street (STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37201 (CITY) (STATE) (P. O. ZIP)	SEND TAX BILLS TO: Same (NAME) (STREET, ADDRESS) (CITY) (STATE) (ZIP)

MAP-PARCEL NUMBERS: 68-P-67.5 pt

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN
MAY 22 1 35 PM '87

IDENTIFICATION REFERENCE

2887

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named grantee, and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, **CUMBERLAND ASSOCIATES, LTD.**, a Tennessee limited partnership (hereinafter referred to as the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto **HARVEY W. McDONALD** (hereinafter referred to as the "Grantee"), in fee simple, certain tracts or parcels of land situated in the First Civil District of Davidson County, Tennessee, which tracts or parcels of land (hereinafter collectively referred to as the "Property") are more particularly described on Exhibit A which is attached hereto and made a part hereof by this reference, together with the appurtenances, hereditaments, estate, title and interest thereto appertaining, to have and to hold the Property to the Grantee, in fee simple, subject, however, to the following:

1. The lien for real property taxes for 1987, which taxes are being prorated and assumed by the Grantee.

2. Railroad Easement Agreement among Cumberland Terminals, Inc.; L & N Railroad; and the State of Tennessee, of record in Book 4872, page 854, and Book 5640, page 740, Register's Office for Davidson County, Tennessee.

3. Easement of flowage granted United States of America by the State of Tennessee over the land lying below the 391 foot contour line in connection with the Cheatham Lock & Dam Project by instrument of record in Book 2271, page 217, Register's Office for Davidson County, Tennessee.

The Grantor covenants with the Grantee that the Grantor has done nothing to impair such title as the Grantor received and that the Grantor will warrant and forever

defend the title to the Property against the lawful claims of all persons claiming by or through the Grantor, but not otherwise.

Whenever in this instrument the terms Grantor and Grantee are used, such terms shall be construed to include said parties, their heirs, successors and assigns, and such terms, or pronouns therefor, shall be construed to include the masculine, feminine or neuter gender and the singular number shall include the plural, all as the context may require.

IN WITNESS WHEREOF, the Grantor has executed this deed or caused it to be executed this 22nd day of May, 1987.

CUMBERLAND ASSOCIATES, LTD.

By: L. H. Hardaway
L. H. Hardaway, Jr.,
General Partner

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Kenneth L. Campbell, a Notary Public of the State and County aforesaid, personally appeared **L. H. Hardaway, Jr.,** 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 general partner of Cumberland Associates, Ltd., the within named bargainor, a limited partnership, and that he, as such general partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as general partner.

WITNESS my hand and official seal at office in Nashville, Tennessee, this 22nd day of May, 1987.

Kenneth L Campbell
Notary Public

My Commission Expires: July 17, 1988

KENNETH L. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

A tract of land in the First Civil District of Nashville, Davidson County, Tennessee, being part of a 143.3 acre tract of land conveyed to Cumberland Terminals, Inc., by the State of Tennessee on February 10, 1964, and recorded in Deed Book 3708, Page 284, R.O.D.C., also being part of the property acquired by the State of Tennessee as recorded in Deed Book 185, Page 375, R.O.D.C., and being more particularly described as follows:

Beginning at a point on the easterly margin of Centennial Boulevard, said point being the northwest corner of a 143.3 acre tract of land conveyed to Cumberland Terminals, Inc. by the State of Tennessee as recorded in Deed Book 3708, Page 284, R.O.D.C.;

1. Thence, North 37 degrees 52 minutes East, 2,322.13 leaving the Easterly margin of Centennial Boulevard and with the north line of the 143.3 acre tract as conveyed to Cumberland Terminals, Inc. to a witness point marked by an iron pin, continuing, North 37 degrees 52 minutes east 218 plus or minus feet to the low water line of the Cumberland River (in all North 37 degrees 52 minutes East, 2,540.0 plus or minus feet);

2. Thence, in a Southeast direction and upstream with the meanders of the low water line of the Cumberland River 834 plus or minus feet to a point;

3. Thence, leaving the low water line of the Cumberland River South 35 degrees 4 minutes 10 seconds West, 183 plus or minus feet to a witness point and continuing South 35 degrees 4 minutes 10 seconds West, 2,337.86 feet to a point on the Easterly margin of Centennial Boulevard (in all South 35 degrees 4 minutes 10 seconds West, 2,521 plus or minus feet);

4. Thence, in a Northwest direction with the Easterly margin of Centennial Boulevard and with a curve to the left having a radius of 4,633.66 feet, a central angle of 11 degrees 39 minutes 12 seconds, a tangent of 472.85 feet, a curve length of 942.43 feet a chord bearing of North 45 degrees 6 minutes 39 seconds West and a chord distance of 940.80 feet to the point of beginning.

This tract contains 50.65 acres more or less and is part of a tract containing 101.3 acres as surveyed by Barge, Waggoner, Sumner and Cannon dated August 31, 1982.

The herein described property is subject to the following easement:

United State of America Cheatham Dam Flowage Easement, Book 2271, Page 217, R.O.D.C.

Being part of the same property conveyed to Cumberland Associates, Ltd., by deed from Cumberland Terminals, Inc., of record in Book 5946, Page 57, Register's Office for Davidson County, Tennessee.

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
		1,519,500.00 CONV. AMT		

4254.60 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 4264.10-
0644A05/22/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28877

IDENTIFI REFERENCE

MAY 22 1 35 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 85124