ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: Mortgagee:	MAP-PARCEL NUMBERS:
Long John Silvers, Inc		
(NAME) c/o Marvin F. Poer & Company 2200 Century Parkway, Suite 588	(NAME)	133-6-241
(STREET ADDRESS OR ROUTE NUMBER) Atlanta, Georgia 30345	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7288 PAGE 738

For and in consideration of the sum of Two Hundred Sixty Five Thousand and 00/100---------- ($265,000.00)---------- DOLLARS cash in hand paid, the receipt of which is hereby acknowledged,

JAMES L. HOWARD and wife, MARTHA D. HOWARD

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN
JUL 6 3 26 PM '87

IDENTIFICATION REFERENCE 43053

have bargained and sold, and by these presents do transfer and convey unto the said Long John Silvers, Inc., a Delaware Corporation

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

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF.

This conveyance is made subject to taxes for the current year, restrictions, easements and all matters of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as Nolensville Road at McNally Drive (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 _____ day of _____, 19 87.

James L. Howard
JAMES L. HOWARD

Martha D. Howard
MARTHA D. HOWARD

BOOK 7288 PAGE 739

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named James L. Howard and wife, Martha D. Howard

the bargainor S, 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 official seal at Nashville, Tennessee, this 26th day of June, 1987.

My commission expires 3-8-89 Notary Public Robert C. Anderson

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 265,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Robert C. Anderson

Sworn to and subscribed before me this 26th day of July, 1987.

My commission expires 2-5-1990 Notary Public Linda V. Bodkard

This instrument was prepared by:

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

WARRANTY DEED

FROM

TO

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

EXHIBIT 'A'

Land in Davidson County, Tennessee, formerly the 6th Civil District, being the southerly part of Tract F of the John R. Ozier acreage tract, not of record, and bounded on the east by Nolensville Pike and on the south by McNally Drive, and being further described according to a survey by Wm. Robert Seigenthaler, Tennessee Registered Land Surveyor Number 177, and dated May 4, 1987, as follows:

Beginning at a spike in the westerly margin of Nolensville Pike, 920.21 feet south of the centerline of Allied Drive; thence with the westerly margin of Nolensville Pike South 25 degrees 11 minutes East 130.00 feet to a spike at the beginning of a curve to the right; thence with the right of way of the road around the curve having a radius of 25.00 feet, a distance of 39.27 feet to an iron pin in the northerly margin of McNally Drive, formerly known as Vulcan Road; thence with the northerly margin of McNally Drive South 64 degrees 49 minutes West 150.00 feet to an iron pin; thence with the east line of the property conveyed to R. J. Ventures, Inc. by deed of record in Book 5731, page 71, Register's Office for Davidson County, Tennessee, North 25 degrees 11 minutes West 155.00 feet to an iron pin in the southerly line of Lot Number One on the Plan of Anton and Sparks Subdivision of record in Plat Book 4470, page 158; thence with the southerly line of said Lot Number One, North 64 degrees 49 minutes East 175.00 feet to the point of beginning and containing 26,990 square feet or 0.69 acre mor or less.

Being Tract No. 1 of the property conveyed to James L. Howard and wife, Martha D. Howard by Successor Trustee's Deed from William T. Milton, Successor Trustee, of record in Deed Book 5149, page 308, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 7288 PAGE 741

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

265000.00- CAMT.
742.00 CSTAX
.50 PREE
9.00 MDEED
CHECK 751.50-
6796A07/06/87 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4305.3

IDENTIFICATION REFERENCE

JUL 6 3 26 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 101036