BOOK 7567 PAGE 339

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF June, 1988

Notary Public

MY COMMISSION EXPIRES: January 11, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William R. Willis, Jr., WILLIS & KNIGHT, 215 Second Avenue, No., Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
MELROSE PARTNERSHIP	George N. Spiva	Map 105-14
(NAME)	(NAME)	
	2817 West End Avenue	Parcel 275
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
	Nashville, TN 37203	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE First American National Bank of Nashville as corporate Trustee under the Will of George I. Haddad, deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO The Melrose Partnership, a Tennessee General Partnership,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A tract of real property located in the City of Nashville, County of Davidson, and more fully described in Exhibit A attached hereto and incorporated herein by reference.

37999

IDENTIFICATION REFERENCE

JUN 8 2 54 PM '88

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

3057 06/08 0101 03CHECK 3369.00

This is unimproved ( ) improved (X) property, known as 2350 Franklin Road, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. Wherever 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 my hand this 8th day of June, 1988

First American Trust Company, N.A. executes this instrument solely in its fiduciary capacity and not individually and the warranties herein made by it are limited to those warranties which it can and should make in its fiduciary capacity and not otherwise.

FIRST AMERICAN NATIONAL BANK OF NASHVILLE, TRUSTEE

By: Richard K. White, Vice President

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

Commission Expires _____ _____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Claudette M. Oliver a Notary Public in and for the State and County aforesaid, personally appeared Richard L. ~~Patterson~~ Smith

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 Vice President of the First American National Bank of Nashville, Trustee
~~a corporation~~ national banking association, and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the
~~corporation~~ national banking association by himself as Vice President.

Witness my hand and official seal at Nashville, Tennessee, this 8 day of January, 1992.

Commission Expires January 11, 1992 Claudette M. Oliver Notary Public

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

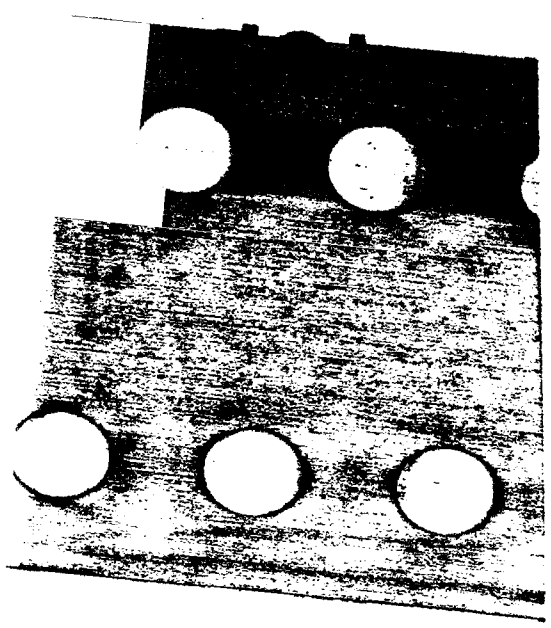
EXHIBIT A BOOK 7567 PAGE 341

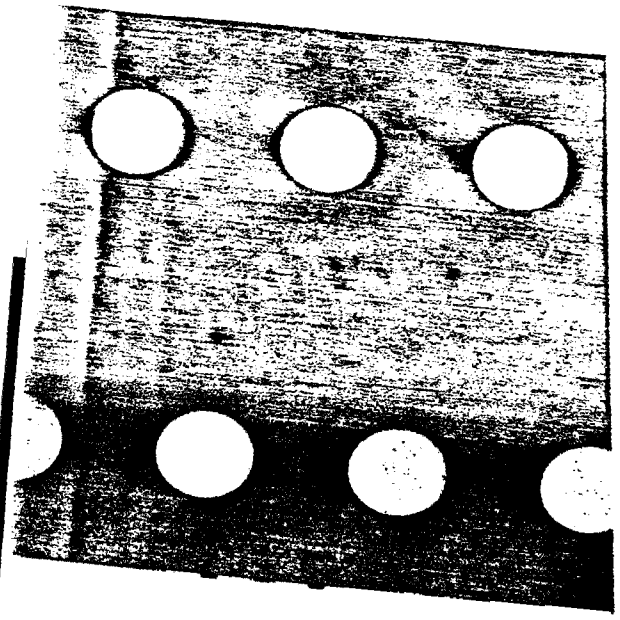
Property Description

A tract of land in the 1st Civil District of Metropolitan Nashville, Davidson County, Tennessee and more particularity within the Corporate City Limits of Berry Hill, described according to a survey made by R.L. Montoya Land Surveying dated May 31, 1988, as follows:

Beginning at a point on the easterly margin of Franklin Pike of 8th Avenue South, said point being north 18 degrees 30 minutes 01 seconds west 24.65 feet from the northerly margin of Craighead Avenue, as widened; thence, with the easterly margin of said Franklin Pike or 8th Avenue South, north 18 degrees 30 minutes 01 seconds west 239.04 feet to a point, said point being the south west corner of Lot No. 10 on the Plan of Melpark Subdivision - Section Three of record in Plat Book 3842, Page 210, R.O.D.C., Tennessee; thence, leaving said easterly margin with the line common to Lot No. 10 and this property, north 71 degrees 04 minutes 15 seconds east 350.01 feet to a point in the westerly line of Lot No. 31 on the Plan of Melpark Subdivision, Section 1, as of record in Plat Book 3842, Page 117, Register's Office for said County; thence, with the west and south line of said Melpark Subdivision-Section One and the south line of Lot No. 28 on the Plan of Melpark Subdivision-Section Two of record in Plat Book 3842, Page 143, Register's Office of said County, south 18 degrees 30 minutes 09 seconds east 54.97 feet and north 71 degrees 06 minutes 07 seconds east 200 feet respectively; thence, south 18 degrees 30 minutes 46 seconds east 222.83 feet to the northerly margin of Craighead Avenue, as widened; thence, with a curve to the left, having a radius of 1472.69 feet and a length of 84.39 feet; thence, south 72 degrees 17 minutes 59 seconds west 441.13 feet, thence; with a curve to the right having a radius of 25.00 and a length of 38.92 feet to the point of beginning containing 3.15 acres more or less.

Being the same property conveyed to George I. Haddad, by deed of record from Ambill Investment Company, of record in Book 4478, page 158, Register's Office for Davidson County, Tennessee. The said George I. Haddad having since died testate and devised the above described property to Third National Bank in Nashville as corporate trustee under said will in Will Book 101, page 401, Probate Court of Davidson County, Tennessee. By instrument of record in Book 4540, page 859, Register's Office for Davidson County, Tennessee, First American National Bank of Nashville was appointed alternate or successor corporate trustee under said will.





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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37999

IDENTIFICATION REFERENCE

JUN 8 2 54 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

			CAMT	
				1200000.00
			CON TX	3360.00
			PRFEE	0.50
			WDEED	9.00
			TOTAL	3369.50
			CHECK	3369.50
06/08/88	01	14:55	0001	30

No. 99927