Bk 29

This Instrument Prepared By:
Ingraham, Corbett & Zinn
2114 Parkway Towers
Nashville, TN 37219

New Owner:	Send Tax Bill	Map-Parcel No.:
Ronald Underberg 3523 Lamar Avenue Memphis, TN 38118	Same	Map 34-36 Parcel 34 and Part of Parcel 2

WARRANTY DEED BOOK 7624 PAGE 723

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Rivergate Station, Inc., a Tennessee corporation, ("Grantor,") has bargained and sold, and by these presents does transfer and convey to Ronald Underberg, ("Grantee,") his heirs and assigns or designees, certain real estate in Davidson County, Tennessee, as more fully described on Exhibit "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

Grantors covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except as follows:

1. Taxes for the current year, not yet due and payable.

2. The survey made by Dale and Associates dated May 12, 1988 shows a 50 foot ingress-egress and public utility easement running with the westerly lot line and a 40 foot ingress-egress and public utility easement running with the northerly and northwesterly lot line.

3. Easement for public utilities in Book 4467, page 281, and Book 5106, page 555, and applicable building codes.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee and Grantee's heirs and assigns against the lawful claims of all persons whomsoever.

Executed this 16TH day of June, 1988.

RIVERGATE STATION, INC.

By: _____
C. Dwight Hooper, President

JUN 11 4 07 PM '88
REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.
IDENTIFICATION

5.7.93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, C. Dwight Hooper, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of the maker and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this 16TH day of June, 1988.

Bonnie J. Lee
Notary Public

My Commission Expires: Nov. 12, 1989

BONNIE J. LEE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

BOOK 7624 PAGE 724

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $550,000.00

Affiant

Sworn to and subscribed before me this the 16TH day of June, 1988.

Notary Public

My Commission Expires: Nov. 12, 1989

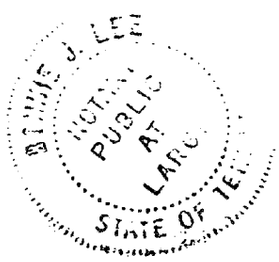


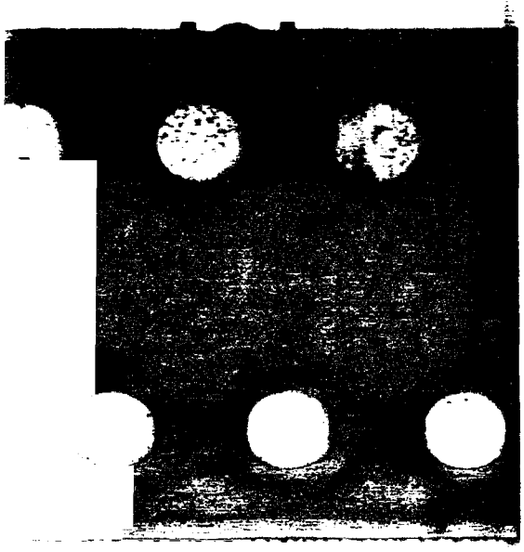
EXHIBIT "A"

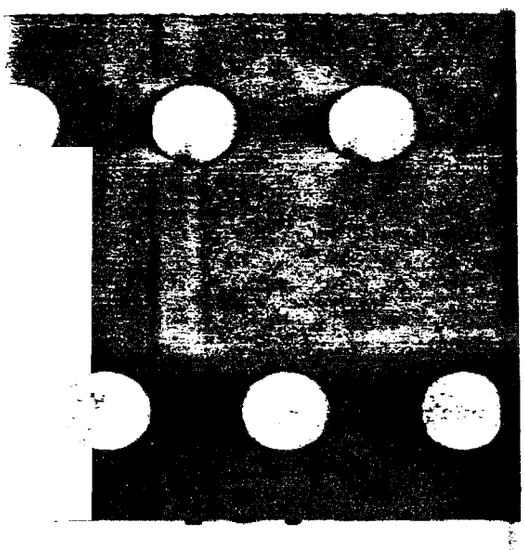
Being a certain parcel of land situated on the southerly margin of Myatt Drive and immediately northwest of Lot 1, Revised Plan of First Addition Armstrong Commercial Area, Nashville, Davidson County, Tennessee.

Said parcel of land being more particularly described as follows:

Beginning at the northerly property corner of a parcel of land designated as Lot 1, Revised Plan of First Addition Armstrong Commercial Area, Book 5190, page 235, Register's Office for Davidson County, Tennessee, said point also being in the southerly right of way margin of Myatt Drive; thence leaving said right of way and continuing along the common property line of said adjacent parcel S 57 degrees 42' 00" W, a distance of 383.54 feet to an iron pin; thence along a line N 41 degrees 32' 06" W, a distance of 107.40 feet to an iron pin; thence along a line N 28 degrees 30' 10" E, a distance of 170.94 feet to an iron pin; thence along a line N 57 degrees 42' 00" E, a distance of 248.27 feet to an iron pin situated in the southerly right of way margin of Myatt Drive; thence with said margin S 34 degrees 30' 00" E, a distance of 27.63 feet to an iron pin; thence with said margin S 33 degrees 04' E, a distance of 134.92 feet to an iron pin; thence along said margin with a curve to the right of a radius of 5774.58 feet, a distance of 26.88 feet to the point of beginning, and containing 1.57 acres, more or less.

Being part of the same property conveyed to Rivergate Station, Inc. by Quitclaim Deed from C. Hooper Development Company, of record in Book 7571, Page 640, Register's Office for Davidson County, Tennessee; and being part of the property conveyed to Rivergate Station, Inc. by Deed from Ronald Underberg and wife Pauline C. Underberg, of record in Book [illegible], Page [illegible], said Register's Office.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7624 PAGE 726

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

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AMT
          550000.00
CON TX      1815.00
PRFEE          0.50
AMT            9.00
TOTAL       1824.50
CHECK       1824.50
08/11/88    01    16:09 0001  6211
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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57993

IDENTIFICATION

AUG 11 4 07 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 122774