BOK 38

This Instrument Was Prepared By:
Gerald G. Patterson, Esq.
Trabue. Sturdivant & DeWitt
The Paddock I, C-12
229 Ward Circle
Brentwood, TN 37027

BOOK 7665 PAGE 277

Address New Owner(s):	Send Tax Bills to:	Tax Information:
Reunion Properties Limited	New Owner	Part of: Map: 104.2
2910-A Poston Avenue		Group:
Nashville, TN 37203		Parcel(s): 272, 273 & 274

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, POSTON AVENUE PARTNERSHIP, a Tennessee general partnership (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to REUNION PROPERTIES LIMITED, a Tennessee general partnership (the "Grantee"), its successors and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is improved property located at 2910 Poston Avenue, Unit A, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

AND Grantor convenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "B" hereto. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of September, 1988.

POSTON AVENUE PARTNERSHIP,
a Tennessee general partnership

By: Karl E. Haury Jr.
Karl E. Haury, Jr.,
Partner

By: J. Thomas Patterson III
J. Thomas Patterson, III,
Partner

By: Steve G. Fridrich
Steve G. Fridrich,
Partner

7.2058

IDENTIFICATION REFERENCE

SEP 29 2 49 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Karl E. Haury, Jr., 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 a Partner of Poston Avenue Partnership, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 29th day of September, 1988.

Notary Public

My Commission Expires: May 8, 1991

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, J. Thomas Patterson, III, 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 a Partner of Poston Avenue Partnership, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 29th day of September, 1988.

Notary Public

My Commission Expires: May 8, 1991

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Steve G. Fridrich, 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 a Partner of Poston Avenue Partnership, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 29th day of September, 1988.

Notary Public

My Commission Expires: May 8, 1991

BOOK 7665 PAGE 279

STATE OF TENNESSEE

COUNTY OF DAVIDSON

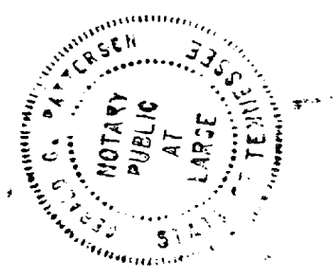
The actual consideration or value, whichever is greater, for this transfer is $687,500.00.

Affiant

Subscribed and sworn to before me, this 29th day of September, 1988.

Notary Public

My Commission Expires: May 8, 1991



Land in Davidson County, Tennessee, being Unit A, together with the appurtenant interest in the common elements of Poston Avenue Office Condominium, a horizontal property regime established by Master Deed of record in Book 7664, page 320, Register's Office for Davidson County, Tennessee, said unit being depicted on the condominium site plan attached as Exhibit B to the aforementioned Master Deed.

Being part of the same property conveyed to Poston Avenue Partnership, a Tennessee general partnership, by deed from Poston Plaza Associates of record in Book 7404, page 489, Register's Office for Davidson County, Tennessee.

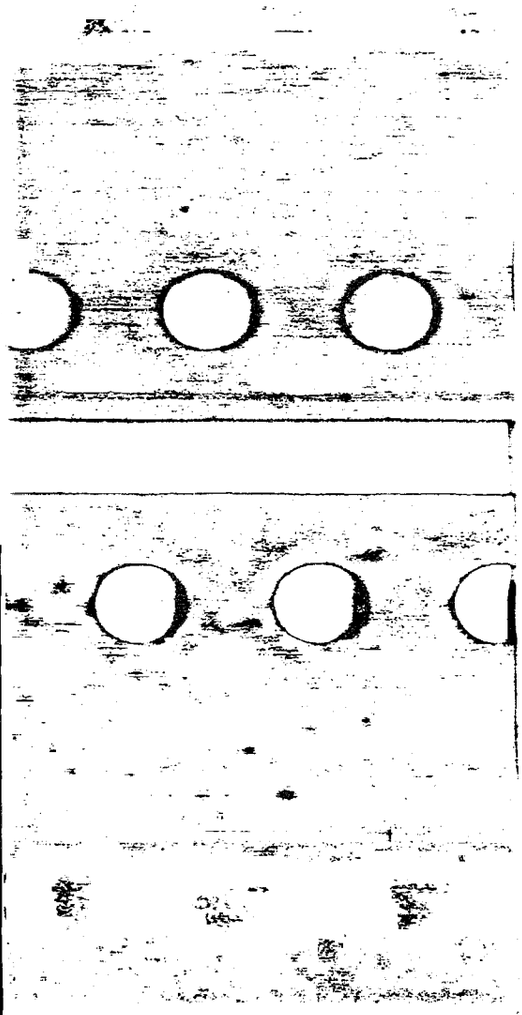
EXHIBIT "A"

1. Taxes for 1988, a lien but not yet due and payable.

2. All terms, conditions and restrictions contained in the Master Deed for Poston Avenue Office Condominium of record in Book 7664, page 320, Register's Office for Davidson County, Tennessee.

EXHIBIT "B"

2211 09/29 0101 03CHECK 2284.25



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7665 PAGE 282

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

CAMT
687500.00
CON TX 2268.75
PRFEE 0.50
WDEED 15.00
TOTAL ~~2284.25~~
CHECK ~~2284.25~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/29/88 01 14:52 0001 2211

72058

IDENTIFICATION REFERENCE

SEP 29 2 50 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 139157