ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Lee Greenwood, Inc.	Same	Map 103-3
(NAME)	(NAME)	
1311-1313 Elm Hill Pike		Par 11-12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37210		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7733 PAGE 94

For and in consideration of the sum of One ($1.00) Dollar ---------- DOLLARS

Cash in hand paid by Lee Greenwood, Inc., and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, including the assumption and agreement to pay that certain Promissory Note dated the 3rd day of November, 1988, in the principal sum of $177,000.00, payable to D. E. Hill, Jr., and secured by an Installment Deed of record in Book 7700, Page 488, R.O.D.C., Tennessee,

Thunder & Lightning Sound & Lights, Inc., has ~~bargained~~ and sold, and by these presents do transfer and convey unto the said Lee Greenwood, Inc.

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

Land in the 3rd Civil District of Davidson County, Tennessee, being part of the Dower Tract on the Plan of the Lands of Edward Trabue as of record in Minute Book "I", page 190 and 191, of the United States Circuit Court at Nashville, described according to a survey made by Hal R. Swann, Jr., Surveyor, as follows:

Beginning on the southerly margin of Elm Hill Pike at the northeast corner of the property conveyed to Major J. Gooch and wife, by deed from Catherine Carter White, et al, of record in Book 2445, Page 183, Register's Office for said County; thence with said Gooch's easterly line southwardly 234.75 feet to an iron pin and post in the Keeling right-of-way line at the boundary of a railroad; thence with same eastward 85 feet to an iron pin and post at the southwest corner of the property conveyed to Herbert Cunningham and wife, by deed from Blanch Keeling of record in Book 3179, Page 619, Register's office for said County; thence with said Cunningham's westerly line northwardly 238 feet to the southerly margin of said Elm Hill Pike; thence with same westwardly 84 feet to the beginning.

Being the same property conveyed to Thunder & Lightning Sound & Lights, Inc. from D. E. Hill, Jr., and wife, Deborah L. Hill, by deed of record in Book 7700, Page 488, Register's Office for Davidson County, Tennessee.

"Maximum Principal Indebtedness for Tennessee Recording Tax Purposes is $177,000.00."

unimproved ( )
This is improved (X) property, known as 1311-1313 Elm Hill Pike (House Number) (Street)
Nashville, TN 37210
(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 15th day of December, 19 88.

THUNDER & LIGHTNING SOUND & LIGHTS, INC.

BY: [signature]
President

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7733 PAGE 95

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, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Lee Greenwood ~~and~~ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President ~~and~~ ~~xxxxxxxxxxxxxxxxxxxx~~ respectively of the of Thunder & Lightning Sound & Lights, Inc., the within named bargainor, a corporation, and that he as such President ~~and~~ being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Lee Greenwood as such President and attesting the same by the said ~~xxxxxxxxxxxxxxxxxxxx~~ as such ~~xxxxxxxxxxxxxxxxxxxx~~

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of December, 1988.

Anna R. Potty Notary Public

Commission expires 5/13/89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 177,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

S Ralph Gordon, Atty.

Sworn to and subscribed before me this 19th day of December, 1988.

My commission expires 5/13/89 Notary Public Anna R. Potty

This instrument was prepared by:

Name	Address
S. Ralph Gordon, Attorney (mail)	49 Music Square West, Suite 600, Nashville, TN 37203

9848 12/21 0101 03CHECK 590.60

95539

IDENTIFICATION REFERENCE

Dec 21 10 41 AM '88

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

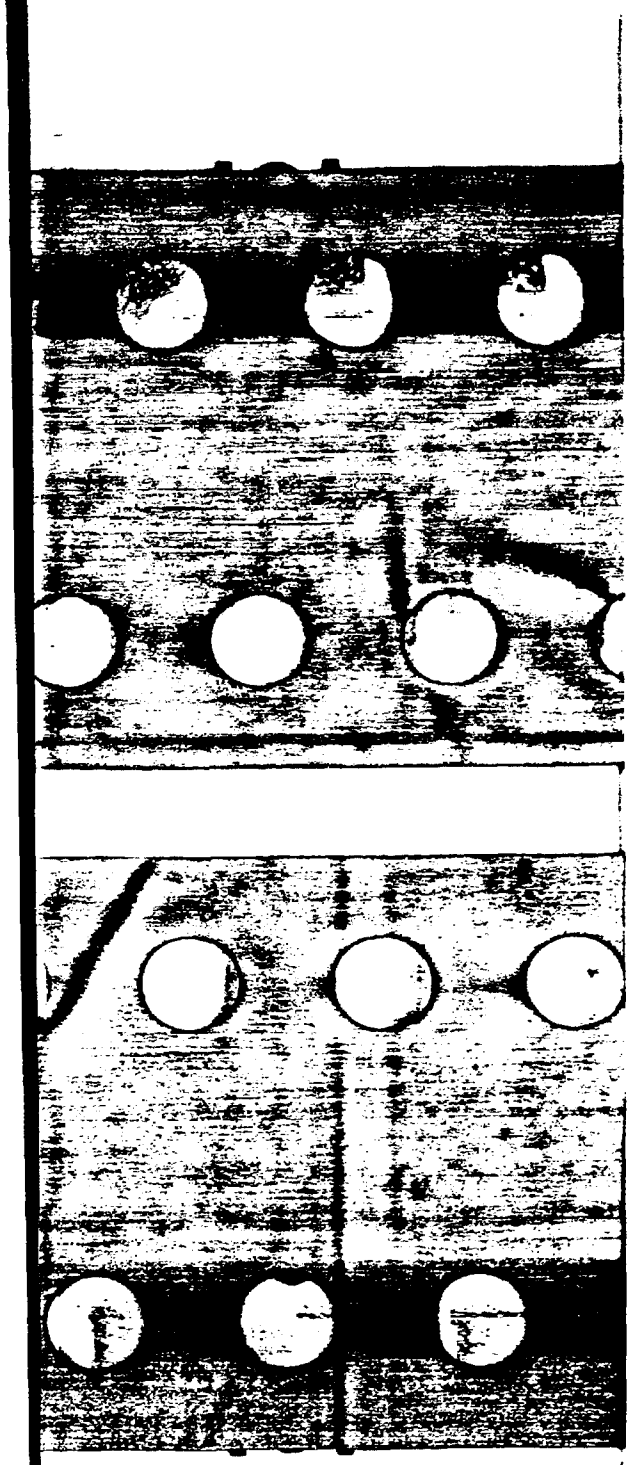
FROM

THUNDER & LIGHTNING SOUND & LIGHTS, INC.

TO

LEE GREENWOOD, INC.

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



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

RECEIVED OF _____

FOR _____

BOOK 7733 PAGE 96

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
12/21/88	01	CAMT 133000.00 CON TX 484.10 PRFEE 0.50 WDEED 6.00 ~~TOTAL 490.60~~ ~~CHECK 490.60~~ VOID 10:41 0001 9848		
		CAMT 133000.00- VOID CON TX 484.10-		
12/21/88	01	CAMT 177000.00 CON TX 584.10 ~~TOTAL 590.60~~ ~~CHECK 590.60~~ 10:48 0001 9849		

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95535

IDENTIFICATION REFERENCE

Dec 21 10 41 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

TOTAL 590.6

No. 166000