5419-S

BOOK 7759 PAGE 210

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 700,000.00

William B. Dresdow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January 1989

Notary Public

MY COMMISSION EXPIRES: 5-20-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rhode Island Hospital Trust National Bank, Trustee of the HT Real (NAME) Estate Fund	Same (NAME)	6DA-26797
One Hospital Trust Plaza (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	118-8-172
Providence, R.I. 02903 (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, Frank L. Smith, Jr. and Douglass B. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rhode Island Hospital Trust National Bank, Trustee of the HT Real Estate Fund

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:

Being part of Lot B on the Revised and Corrected Plan of Thompson and Ring's Subdivision of Edenwold Park of record in Book 332, page 29, Register's Office for Davidson County, Tennessee, and described according to a boundary line survey by Dale and Associates, Inc., dated January 17, 1989 as follows:

Beginning at a point situated in the westerly margin of Eugenia Avenue said point being 355.12 feet more or less south of the southerly margin of Newsome Street, said point also being the southeast corner of the Ralph Henson Property, as of record in Deed Book 5686, page 608, Register's Office for Davidson County, Tennessee, and the northeast corner of the property herein described; thence, with Eugenia Avenue S 23 deg. 03' 00" E a distance of 205.46 feet to a point; thence around a curve to the right having a central angle of 07 deg. 03' 38, a radius of 695.89 feet, a total length of 85.76 feet to a point; thence N. 77 deg. 07 ' 20" W, a distance of 283.17 feet to a point; thence N 00 deg. 15' 30" E a distance of 222.00 feet to a point; thence S 84 deg. 44' 30" E a distance of 166.67 feet to the point of beginning and containing 1.21 acres of land more or less.

Being the same property conveyed to Frank L. Smith, Jr., and Douglass B. Smith by deed from D & F Properties as of record in Book 7704, page 426, said Register's Office.

This conveyance is made subject to:

1989 taxes, a lien but not yet due and payable.
Easement for sanitary sewers and or storm drainage of record in Book 4586, page 499, said Registers' Office.

unimproved (XX)
This is improved ( ) property, known as 2515-17 Eugenia Avenue Nashville, Tennessee 37211
(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 their hand s this 26th day of January, 1989

Frank L. Smith, Jr.

Douglass B. Smith

STATE OF TENNESSEE
Davidson County

Personaliy appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank L. Smith, Jr. and Douglass B. Smith

the bargainors, 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 January, 1989.

Notary Public

Commission Expires 5-20-92

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

0 4 2 5 8

FROM

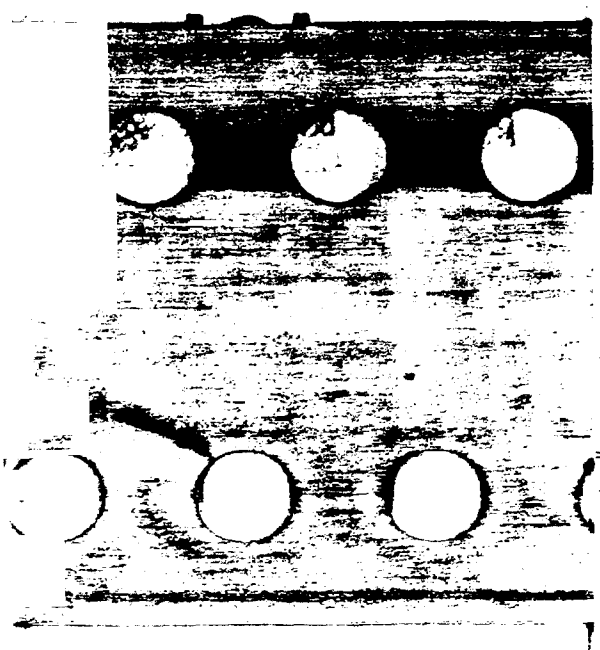
Frank L. Smith, Jr. and Douglass B. Smith

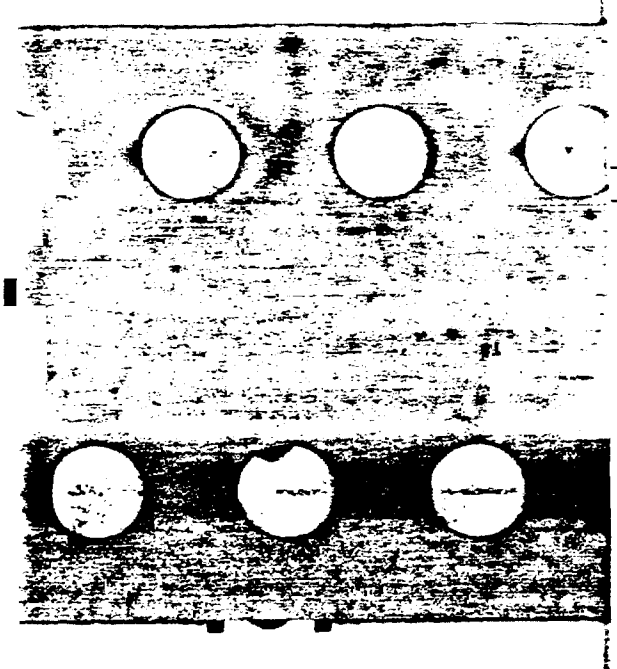
TO

Rhode Island Hospital Trust National Bank, Trustee of HT Real Estate Fund

JAN 26 2 42 PM '89

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.





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 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

CAMT 700000.00
CON TX 2310.00
PRFEE 0.50
WDEED 6.00
TOTAL 2316.50
CHECK 2316.50
01/26/89 01 14:45 0001 9603

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04258

IDENTIFICATION REFERENCE

JAN 26 2 42 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 176212