This instrument prepared by
William L. Brooks
WALLER LANSDEN DORTCH & DAVIS
2100 One Commerce Place
Nashville, Tennessee 37239

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $502,000.

William L. Brooks, Attorney
Affiant

Subscribed and sworn to before me, this the 17 day of March, 1989.

Notary Public

My Commission Expires: 1/11/92

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
Exxon Corporation 1200 Smith Street Suite 1050 Houston, Texas 77002	Exxon Company, U.S.A. Property Tax Department P. O. Box 53 Houston, Texas 77001	117-14-64 Field Book Numbers 7DA-47050

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, THE PHILADELPHIA NATIONAL BANK, AS TRUSTEE OF THE NORFOLK TERMINAL EXCHANGE TRUST DATED SEPTEMBER 13, 1988, (the "Grantor" herein), has this day bargained and sold and by these presents does transfer and convey unto EXXON CORPORATION, a New Jersey Corporation, (the "Grantee" herein), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference.

This is improved property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever. Grantor does further covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for 1989 taxes, a lien but not yet due and payable.

Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS Grantor's hand this 13th day of March, 1989.

THE PHILADELPHIA NATIONAL BANK, AS TRUSTEE OF THE NORFOLK TERMINAL EXCHANGE DATED SEPTEMBER 13, 1988

By:

Title: Corporate Trust Officer

17552

IDENTIFICATION REFERENCE

Mar 17 2 54 PM '89

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

STATE OF Pennsylvania)

COUNTY OF Philadelphia)

Before me, PATRICIA ANN McCONNELL, a Notary Public of the State and County aforesaid, personally appeared James N. Hinkle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged himself to be the Corporate Trust Officer of THE PHILADELPHIA NATIONAL BANK, a national banking association, and that such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the association as Trustee, as such officer.

Witness my hand and seal, at office in PHILADELPHIA, this 13th day of March, 1989.

Notary Public

My Commission Expires:

NOTARIAL SEAL
PATRICIA ANN McCONNELL, Notary Public
PHILADELPHIA, PHILADELPHIA COUNTY
My Commission Expires July 3, 1989

14a/37

EXHIBIT 'A'

A tract of land in the First Civil District Metropolitan Nashville-Davidson County, Tennessee being Parcel 64 on Tax Map 117-14 and also being the southeast corner of Lot No. 12 on the Map of Partition of the Lands of Andrew Castleman, as of record in Minute Book J, Page 30, County Court for Davidson County, Tennessee and being more particularly described as follows:

BEGINNING at an existing P.K. nail on the westerly R.O.W. line of Hillsboro Pike (U.S. 431) at the northerly end of the northerly return curve at Hillsboro Pike and Abbott Martin Road (as widened); thence,

1. With said northerly return curve to the right, the northerly R.O.W. line of Abbott Martin Road, (as widened) (Radius 42.00 feet) southwesterly a distance of 64.78 feet to an existing P.K. nail and having a chord bearing and distance of S 63 degrees 10 minutes 36 seconds W 58.545 feet; thence,

2. To the right with an interior angle of 141 degrees 38 minutes 41 seconds to the chord of the previous call and to the chord of this call and continuing with the northerly R.O.W. of Abbott Martin Road (as widened) with a curve to the left, (radius 510.00 feet) northwesterly a distance of 103.76 feet to an existing iron pin and having a chord bearing and distance of N 78 degrees 28 minutes 05 seconds W 103.579 feet; thence,

3. To the right with an interior angle of 82 degrees 06 minutes 30 seconds to the chord of the previous call and with the easterly line of Intereal Company as of record in Deed Book 5970, page 39, R.O.D.C., Tennessee (known as Green Hills Shopping Center) N 19 degrees 25 minutes 25 seconds E 138.60 feet to an existing iron pin; thence,

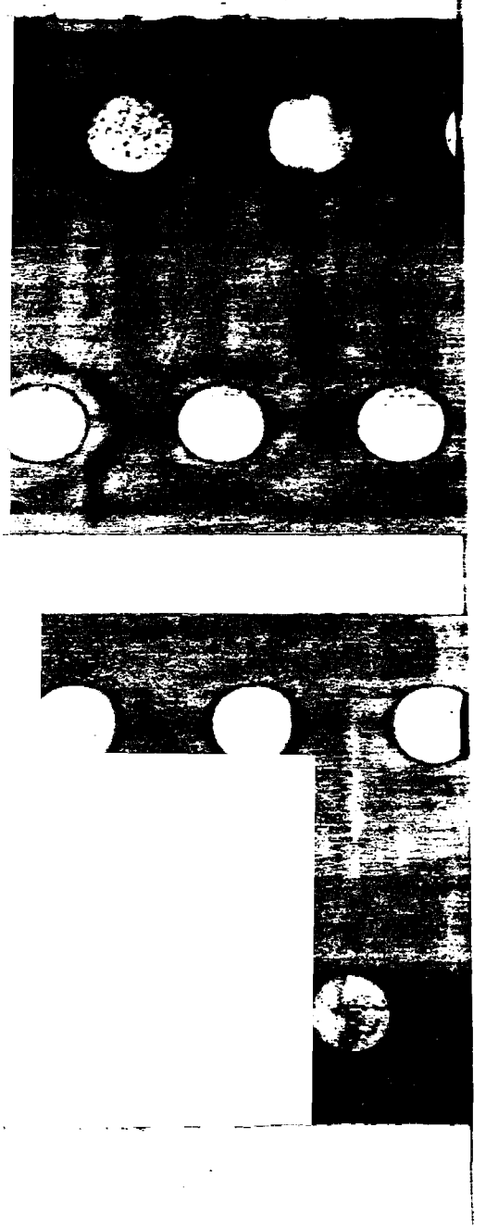
4. To the right with an interior angle of 108 degrees 41 minutes 25 seconds and continuing with the line of Intereal Company, S 89 degrees 16 minutes 00 seconds E 150.00 feet to an existing P.K. nail on the westerly R.O.W. line of Hillsboro Pike; thence,

5. To the right with an interior angle of 71 degrees 44 minutes 24 seconds and with the westerly right-of-way line of Hillsboro Pike (U.S. 431) S 18 degrees 59 minutes 36 seconds W 130.17 feet to the point of beginning and making an interior angle of 135 degrees 49 minutes 00 seconds to the chord of the first call of this survey.

Being part of the property conveyed to Sidney Tucker Maddux and O. H. Collier, by deed from J. G. Hester and wife, Gladys E. Hester and W. Ewing Smith and wife, Thelma A. Smith, of record in Book 1101, page 512, Register's Office for Davidson County, Tennessee. The said Sidney Tucker Maddux having since died and by deed recorded in Book 1360, Page 53, said Register's Office, William R. Maddux and wife, Mary Maddux, Robert Maddux and wife, Jeanette Maddux, Walter Maddux and wife, Bennie Maddux and Luther Maddux, having conveyed their 1/2 interest to O. H. Collier, the said O. H. Collier having since died.

Being the same property conveyed to The Philadelphia National Bank, as Trustee of the Norfolk Terminal Exchange Trust dated September 13, 1988, of record in Deed Book 7996, page 44, Register's Office for Davidson County, Tennessee.

1665.10 3:01 03CHECK



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

RECEIVED OF _____

FOR _____

BOOK 7796 PAGE 51

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
502000.00
CON TX 1656.60
PRFEE 0.50
WDEED 9.00
TOTAL ~~1666.10~~
CHECK ~~1666.10~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/17/89 01 14:58 0001 7007

17552

IDENTIFICATION REFERENCE

Mar 17 2 54 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 191527