WARRANTY DEED

FROM: The Castner-Knott Dry Goods Co., Grantor

TO: Nashville Tenn. Associates, Grantee

This instrument was prepared by:
Ralph Williams, Jr., Esq.
Alston & Bird
100 Galleria Parkway
Suite 1200
Atlanta, Georgia 30339

Address New Owner(s) as Follows:
Nashville Tenn. Associates
c/o I. Reiss & Son
60 East 42nd Street
New York, N.Y. 10165

Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes:
Nashville Tenn. Associates
c/o I. Reiss & Son
60 East 42nd Street
New York, N.Y. 10165

Map-Parcel Numbers

60-00-0 082-00

8029 08/22 0101 03CHECK 313.30

Field Book Numbers

13 DA 69114

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Ninety-One Thousand and No/100 Dollars ($91,000.00):

Marsi M Reiss
Affiant

SUBSCRIBED AND SWORN TO before me, this the the 29th day of July, 1988:

Notary Public

My Commission Expires: PAUL D. POWSNER NOTARY PUBLIC, State of New York No. 31-8428140 Qualified in New York County Term Expires January 31, 1989

FOR AND IN CONSIDERATION OF the sum of Ninety-One Thousand and No/100 Dollars ($91,000.00), the receipt and sufficiency of which are hereby acknowledged, The Castner-Knott Dry Goods Co., Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Nshville Tenn. Associates, Grantee, its successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A, attached hereto and by this reference made a part hereof.

This is unimproved property.

This conveyance is expressly made subject to the following:

1. The lien for 1988 taxes which have been prorated and will be paid by Grantee.

2. Storm Water Dentention Agreement by and between The Castner Knott Dry Goods Company and The Metropolitan Government of Nashville and Davidson County, dated June 6, 1988, of record in Book 7563, page 468, said Register's Office.

(b) The plan of record in Book 6900, page 706, shows an owners certificate, a 5 foot public utilities easement along the entire easterly and rear lines of said lot, a 5 foot x 20 foot anchor easement located in the middle portion of the southerly line and various notes.

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.

And Grantor does 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 and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, its successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness its hand and seal this 27 day of July, 1988.

THE CASTNER-KNOTT DRY GOODS CO.

By: _____ V.P.

Attest: _____ Secretary

[Affix Corporate Seal]

STATE OF New Jersey)
) S.S.
COUNTY OF Bergen)

On July 22 1988, before me, the undersigned, a Notary Public in and for said State, personally appeared E. Thackery and D. E. Murphy who are known to me to be the Vice-Pres and Sec'y, respectively, of The Castner-Knott Dry Goods Company, a Tennessee corporation, and who are known to me to be the persons who signed the foregoing instrument, and acknowledged before me that on this day, being informed of the contents of said instrument, they, as such general partners, and with full authority, executed the same voluntarily for and as the act of said partnership.

WITNESS my hand and official seal.

Catherine K. Winberry
NOTARY PUBLIC

My commission expires:
CATHERINE K. WINBERRY
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Mar. 25, 1989

[SEAL]

08120

EXHIBIT A

Legal Description

Being Lot No. 3 on the Plan of Revisions to Brick Church Business Park of record in Plat Book 6900, page 706, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to The Castner Knott Dry Goods Company, a Tennessee corporation by deed from United States Storage, Inc., or record in Book 7359, page 106, Register's Office for Davidson County, Tennessee.

5 9 7 9 1

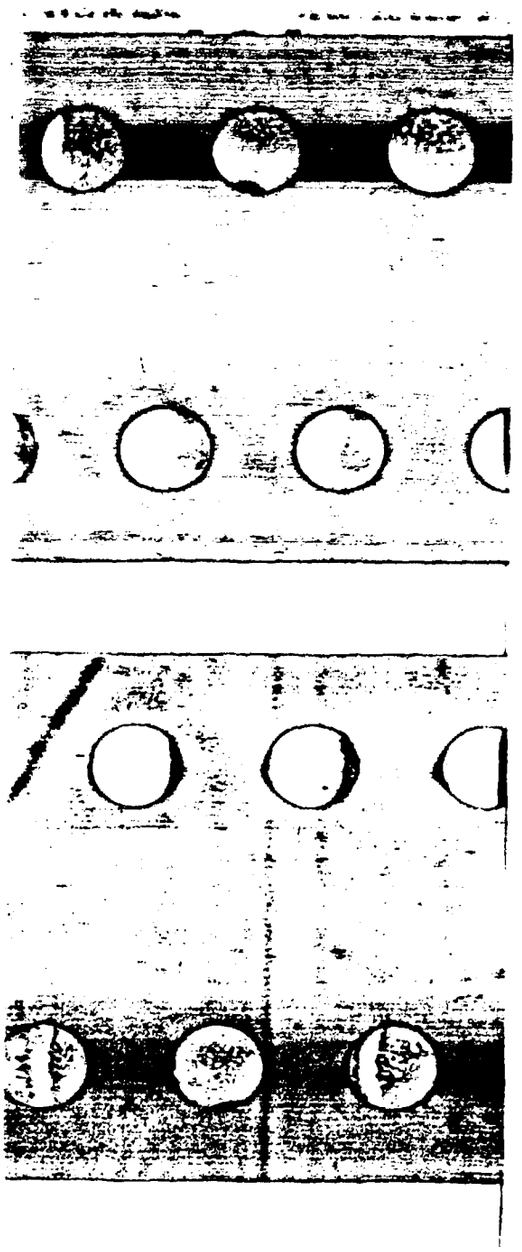
IDENTIFICATION REFERENCE

AUG 22 1 31 PM '89

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7920 PAGE 361

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 91000.00
MOR TX 300.30
ERR CO
MOR TX 300.30-
CON TX 300.30
PRFEE 1.00
CHGED 12.00
TOTAL 313.30
CHECK 313.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/22/89 01 13:33 0001 8029

5979 I.

IDENTIFI REFERENCE

AUG 22 1 31 PM '89

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 241274