BOOK 7986 PAGE 670

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $225,000.00.

Affiant

Subscribed and sworn to before me, this 17th day of November, 1989.

Notary Public

My Commission Expires: 5/11/99

This instrument prepared by:
Gullett, Sanford, Robinson & Martin
P. O. Box 2757
Third Floor
230 Fourth Avenue North
Nashville, TN 37219-0757

Address new owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
CSC Properties c/o Peter Curry 222 Third Avenue, North P.O. Box 198062 Nashville, TN 37219	Metropolitan Federal Savings and Loan Association 230 Fourth Avenue, North Nashville, TN 37219	Map 93-6-2 Parcel 50

SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **CSC PROPERTIES**, a Tennessee general partnership, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee being part of Lot No. 30 on the original plan of Nashville, not of record, described as follows:

BEGINNING on the westerly side of Second Avenue North, formerly Market Street, as widened about 158 feet northerly from the northerly margin of Broad Street being the northeast corner of the Brisbo Lot; thence with the northerly line of Brisbo Lot westwardly 36 feet, more or less; thence southwardly 8 feet; thence westwardly with the partition wall 59 feet, more or less, to the easterly margin of an alley; thence with easterly margin of said alley northwardly 37 feet; thence eastwardly 85 feet, more or less, to the westerly margin of said Second Avenue North; thence with the westerly margin of said Avenue southwardly 29 feet to the beginning.

BEING the property conveyed to Metropolitan Federal Savings and Loan Association by Deed from Union Financial Corporation, Substitute Trustee, of record in Book 7889, page 261, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Tennessee Conservation Easement of record in Book 5985, page 29, re-recorded in Book 5986, page 345, Register's Office for Davidson County, Tennessee.

This is improved property, known as 115 Second Avenue North, Nashville, Tennessee 37219.

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 it does further covenant and bind itself, 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 claiming by, through or under the Grantor, but not otherwise. 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 our hands this 17TH day of November, 1989.

METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

By: _____

Name: JOHN C. LASSING

Title: VICE PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John C. Lassing 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 Vice President of 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 17th day of November, 1989.

Loretta B. Lane
Notary Public

My Commission Expires: 5/8/1991

LORETTA B. LANE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

83008

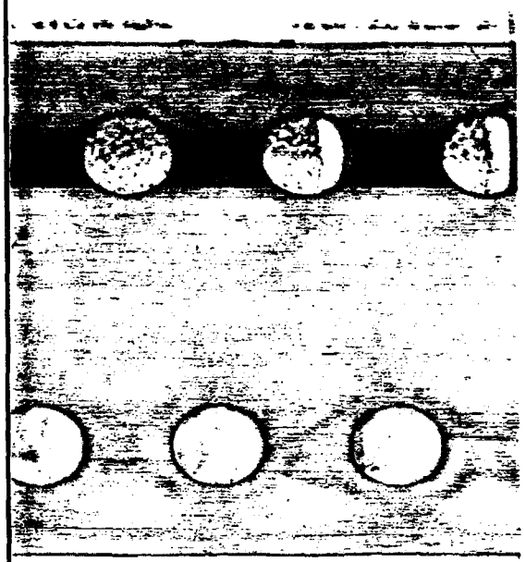
IDENTIF. REFERENCE

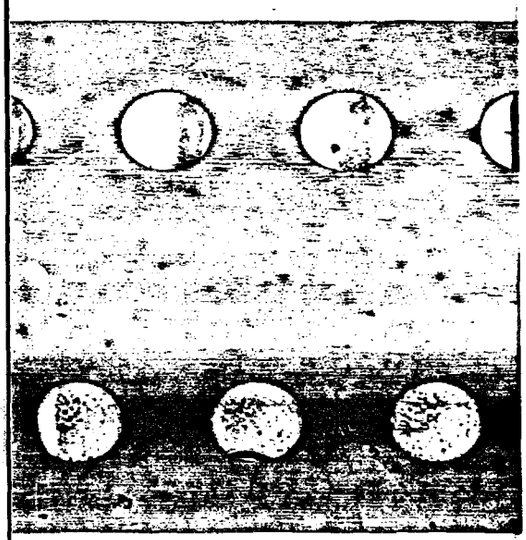
NOV 17 2 27 PM '89

FILED & RECORDED DAVIDSON COUNTY TN.

5520 11/17 0101 03CHECK 749.50

[redacted]





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

RECEIVED OF _____

FOR _____

BOOK 7986 PAGE 672

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 225000.00
				CON TX 742.50
				PRFEE 1.00
				MTGFEE 6.00
				TOTAL 749.50
				CHECK 749.50
			11/17/89 01	14:25 0001 5520

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83008

IDENTIF. REFERENCE

NOV 17 2 27 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 268339