STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 480,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15th DAY OF November 19 89

Notary Public

MY COMMISSION EXPIRES: January 11, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jordan and Associates, One Burton Hills Blvd, Ste.220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Soo Wong Kim		65-13, 107
(NAME)	(NAME)	
4470 Lebanon Road		65-13-0000.00-001
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Income Properties IV, A TN Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Soo Wong Kim and wife, Soonja Kim

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:

A tract of land in the Second Civil District of Davidson County, Tennessee, more particularly described as follows:

Being Lot # 1 on the Plat of Resubdivision of Tract #1 of Lealand Bush Subdivision of record in Book 5800, page 44, Register's Office, Davidson County, Tennessee. This recording voids, vacates, and supersedes the recording of Tract #1 on the Plan of Lealand Bush Subdivision as of record in Plat Book 4660, page 78, Register's Office, Davidson County, Tennessee.

Said Tract #1 including all of the buildings, structures, improvements, and fixtures now or hereafter erected on the real property described herein.

Being the same property conveyed to Income Properties IV, a Tennessee Limited Partnership, by deed from Hillsboro Property Management Co., Inc., a Tennessee Corporation of record in Book 7290, page 213, Register's Office, Davidson County, Tennessee, and also the property conveyed to Hillsboro property Management Co., Inc., a Tennessee corporation, by Special Warranty Deed from Southern Hospitality Corporation, a Tennessee corporation, of record in Book 6022, page 857, Register's Office for Davidson County, Tennessee.

Assignment of Leases between Hillsboro Property Management Co., Inc., a Tennessee corporation, Income Properties IV, a TN Limited Partnership, and Williamson County Bank, a TN banking corporation, of record in Book 6976, page 525, Register's Office for Davidson County, Tennessee.

Subject to any restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 4470 Lebanon Road, Hermitage, Tennessee 37076
(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 my hand this 15th day of November, 19 89

Income Properties IV, A TN Limited Partnership
By: Hillsboro Property Management Company, Inc.

By:
Gary Waller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, John M. Jordan, of the state and county aforesaid, personally appeared Gary Waller, 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 president of Hillsboro Property Management Company, Inc., a partner of Income Properties IV, a Tennessee Limited Partnership, the within named bargainorand the partner authorized to create documents for and on behalf of the limited partnership, and that he as such president of Hillsboro Property Management Company, Inc., executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as president of Hillsboro Property Management Company, Inc., partner.

Witness my hand and seal this 15th day of November, 1989.

My Commission Expires: 1/11/92

Notary Public

JORDAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, John M. Jordan, of the state and county aforesaid, personally appeared Gary Waller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be president of Hillsboro Property Management Company, Inc., the within named bargainor, a corporation, and that he as such president, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as president.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of November, 1989.

My Commission Expires: 1/11/92

Notary Public

JORDAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

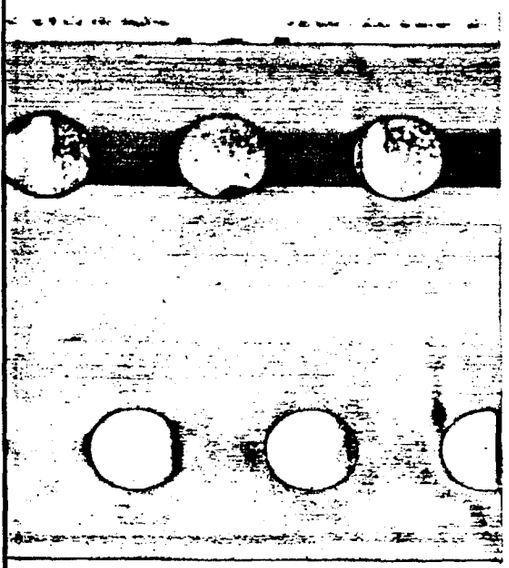
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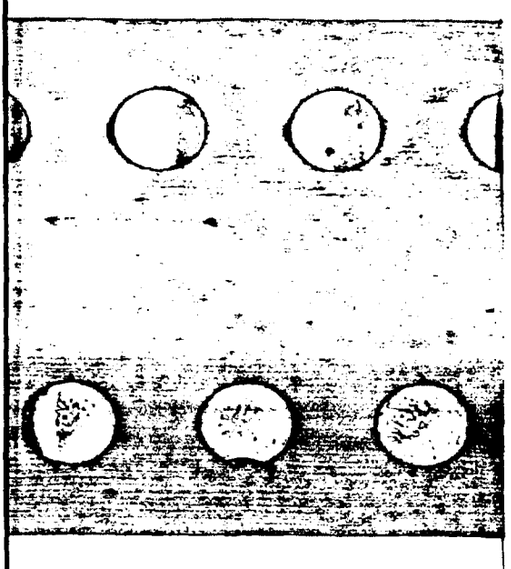
83272

IDENTIF. TREFERENCE

Nov 20 10 24 AM '89

FELIX [illegible] REGISTER
DAVIDSON COUNTY TN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7987 PAGE 440

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 480000.00
CON TX 1584.00
PRFEE 1.00
WDEED 6.00
TOTAL 1591.00
CHECK 1591.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/20/89 01 10:23 0001 5818

83272

IDENTIF. REFERENCE

Nov 20 10 24 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 268631