LL701 9/25/89

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (CDB)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

BOOK 7988 PAGE 303

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
Design-Systems Builders, Inc. 625 Norris Avenue Nashville, TN 37204	Same	Map 79, Parcel 82

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, OZBURN-HESSEY STORAGE COMPANY, a Tennessee corporation ("Grantor") has bargained and sold, and by these presents does transfer and convey unto DESIGN-SYSTEMS BUILDERS, INC., a Tennessee corporation ("Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described on Exhibit A attached hereto.

This is unimproved property known as Cockrill Bend Industrial Road, Nashville, Tennessee.

Said property is conveyed subject to the matters shown on Exhibit B attached hereto.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth on Exhibit B, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its successors, to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Grantor also transfers and conveys unto Grantee a perpetual easement for the purpose of constructing and maintaining a building and other improvements on a parcel of property having dimensions of approximately 75 feet x 100 feet and located at the northwest corner of the existing building on the tract of land adjoining the property described on Exhibit A.

IN WITNESS WHEREOF, the undersigned has caused its name to be signed hereto by its duly authorized officer this 20th day of November, 1989.

OZBURN-HESSEY STORAGE COMPANY

By: Geoffrey Jackson HS
Title: Ex. V.P.

83554

IDENTIF. REFERENCE

NOV 20 4 20 PM '89

DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public, Granbery Jackson, 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 the Executive Vice-President of Ozburn-Hessey Storage Company, a corporation, and is authorized by the corporation to execute this instrument on behalf of the corporation.

WITNESS my hand, at office, this 20th day of November, 1989.

Laura Lincoln
Notary Public

My Commission Expires:
5-22-93

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $182,000.00.

Winston C. Hickman
Affiant

Sworn to and subscribed before me this 20th day of November, 1989.

Laura Lincoln
Notary Public

My Commission Expires:
5-22-93

LL813

EXHIBIT A

Lot 14 as shown on the revised plat of Cockrill Bend Industrial Complex Section 3 of record in Book 6200, page 889, Register's Office of Davidson County, Tennessee, and more particularly described as follows:

Beginning at an existing monument in the westerly right of way line of Cockrill Bend Industrial Road in Nashville, Davidson County, Tennessee; thence with said right of way line, North 27 degrees 9 minutes West 434.10 feet to a point; thence, South 62 degrees 53 minutes West 526.92 feet to a point; thence, South 27 degrees 9 minutes East 364.01 feet to an iron pin; thence, North 62 degrees 51 minutes East 519.88 to the point of beginning, containing 225,996 square feet or 5.19 acres, more or less, and being part of the same property conveyed to Ozburn-Hessey Storage Co. by deed of record in Book 7008, page 848, said Register's Office.

6154 11/20 0101 03CHECK 613.60

CDBLL1473

EXHIBIT B

1. Declaration of restrictive covenants of record in Book 6823, page 645, Register's Office for Davidson County, Tennessee.

2. Restrictive Covenants of record in Book 6798, page 309, and Book 6991, page 856, said Register's Office.

3. Matters shown on the plan of record in Book 6200, page 509, said Register's Office.

4. Restrictions contained in the Quitclaim Deed of record in Book 7008, page 848, said Register's Office.

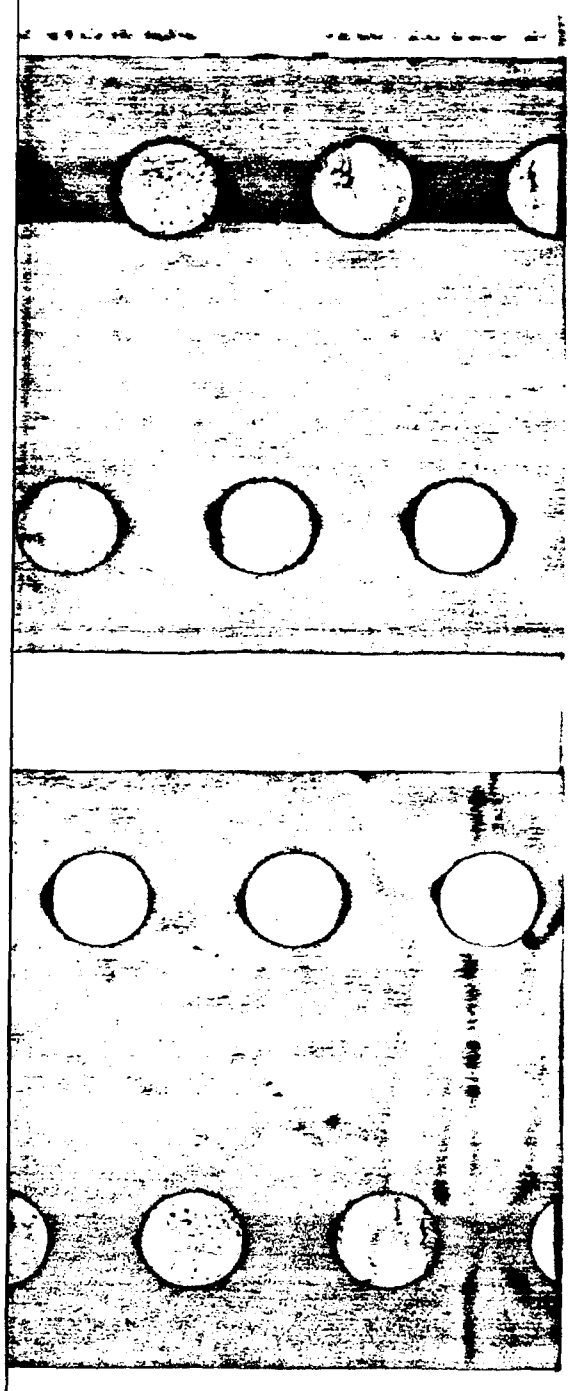
5. Matters shown on plat of record in Book 6200, page 889, said Register's Office.

6. Highway, roadway, and utility easements.

7. Such state of facts as an accurate survey would disclose.

8. Rights of parties in possession, if any.

9. 1989 Taxes.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7988 PAGE 307

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 182000.00
CON TX 600.60
PRFEE 1.00
WDEED 12.00
TOTAL 613.60
CHECK 613.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/20/89 01 16:18 0001 6154

83554

IDENTIF. REFERENCE

Nov 20 4 20 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 268962