FILE BOX 57

c:...\rcm.dir\airpark.swd
7-2-90

This instrument was prepared by:
Thomas C. Scott
Tune, Entrekin & White
21st Floor, First American Center
Nashville, Tennessee 37238

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is **$300,000.00.**

Thomas C. Scott

Affiant

Subscribed and sworn to before me this 17th day of July, 1990.

Kim L. Wilson

Notary Public

My commission expires: 3.28.93

42181

IDENTIFICATION REFERENCE

Jul 18 8 45 AM '90

FEE $ 2.00 TAX $ 1000.00 REGISTER

RUSH

SPECIAL WARRANTY DEED

Address New Owner:	Send tax bills to:	Map & Parcel No.
Kwik Sak, Inc. **P.O. Box 1147** **2907 Cayce Lane** **Columbia, TN 38402-1147**	**NEW OWNER**	**Map 134** **Parcel 20**

0946 07/13 0101 03CHECK 1000.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **AIRPARK WEST PROPERTIES** a Tennessee limited partnership, hereinafter called Grantor, has bargained and sold and by these presents does transfer and convey unto **KWIK SAK, INC.** as tenants in common hereinafter called Grantee, Grantee's heirs and assigns, certain real property lying and being situated in the County of Davidson, State of Tennessee, described as follows:

Lot No. 4 on the Plan of Airpark West Properties of record in Book 6200, page 915, Register's Office for Davidson County, Tennessee.

BEING a portion of the same property conveyed to Airpark West Properties by deed of record in Book 6207, page 306, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. Real estate taxes for the year 1990, which have been prorated and are assumed by Grantee.

2. Easements as set forth in instrument of record in Book 7426, page 264, Register's Office for Davidson County, Tennessee.

3. Storm Water Detention Agreement of record in Book 7276, page 908, said Register's Office.

4. Easements as set forth in instrument recorded in Book 4260, page 686, said Register's Office.

5. Sewer easement of record in Book 7797, page 453, said Register's Office.

6. All matters shown on Plat recorded in Book 6200, page 915, Register's Office for said County.

TO HAVE AND TO HOLD the said tract of land, together with the appurtenances, easements, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs, representatives and assigns forever.

AND GRANTOR COVENANTS with the said Grantee that it is lawfully seized and possessed of said property, that it has a good right to convey it, and that the same is unencumbered except as set forth above.

AND GRANTOR further covenants and binds itself, its successors, assigns and representatives, to warrant and forever defend the title to said property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever claiming by, through, or under the Grantor but not further.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 2d day of July 1990.

AIRPARK WEST PROPERTIES

By: RCM INTERESTS

By: _____
General Partner

By: /s/ John W. Nelley, Jr.
John W. Nelley, Jr., Partner

By: _____
Albert W. Buckley, Jr.,
attorney-in-fact

By: _____
Albert W. Buckley, Jr., Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 2d day of July, 1990, before me personally appeared **Albert W. Buckley, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **John W. Nelley, Jr.** acknowledged that he executed the same as the free act and deed of **John W. Nelley, Jr.**

WITNESS my hand and official seal at office on this the 2d day of July, 1990.

_____
Notary Public

My Commission expires: _____

My Commission Expires Nov. 21, 1992

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Robert C. H. Mathews, Jr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a general partner of **RCM Interests,** a Tennessee limited partnership, general partner of the within named bargainor, **Airpark West Properties**, and that he as such general partner executed the foregoing instrument for the purpose therein contained by signing the name of the partnership by himself as a general partner.

WITNESS my hand and official seal at office on this the 2d day of July, 1990.

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission expires:

My Commission Expires Nov. 21, 1992

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Albert W. Buckley, Jr.** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a partner of **AIRPARK WEST PROPERTIES** a Tennessee partnership, the within named bargainor, and that he as such partner executed the foregoing instrument for the purpose therein contained by signing the name of the partnership by himself as a partner.

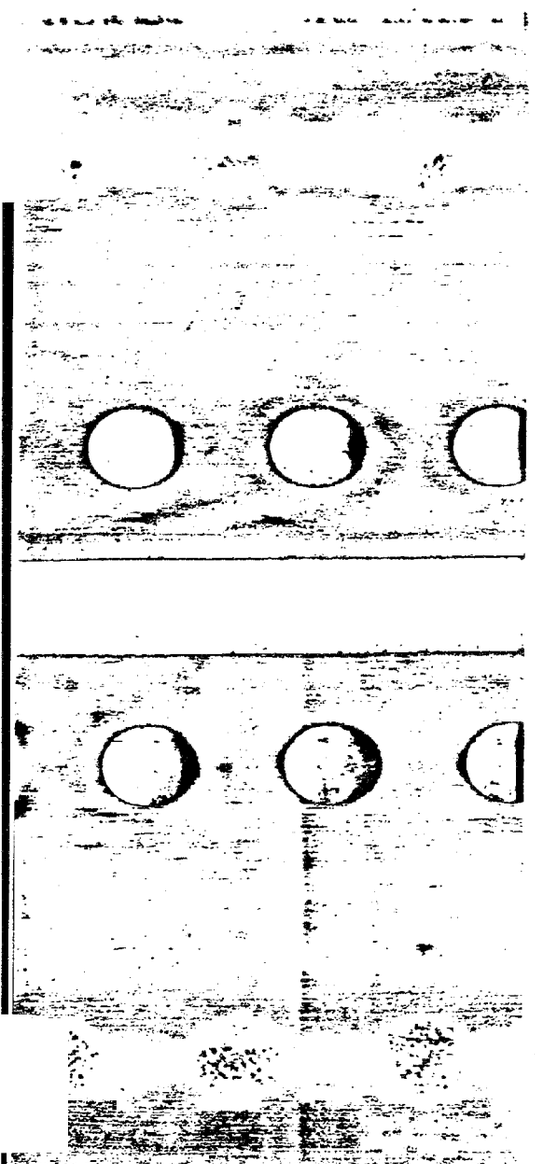
WITNESS my hand and official seal at office on this the 2d day of July, 1990.

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission expires:

My Commission Expires Nov. 21, 1992



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

RECEIVED OF _____

FOR _____

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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	300000.00
CON TX	990.00
PRFEE	1.00
[illegible]	9.00
TOTAL	1000.00
CHECK	1000.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/18/90 01 08:47 0001 0946

421811

IDENTIFICATION REFERENCE

JUL 18 8 45 AM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 337776