This instrument was prepared by:
B. Riney Green
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Bat 41

04017

IDENTIF. REFERENCE

APR 3 3 45 PM '91

FELIX Z. DAVIDSON COUNTY TN.

SPECIAL WARRANTY DEED

FROM: Mary C. Freeman, Grantor
TO: J. Gary Allen and spouse, Teryl P. Allen, Grantees

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers Part of Lots 49 and 237 Map 95-4
J. Gary Allen 2517 Lebanon Road Nashville, TN 37214	Same	Field Book Numbers 3DZ-_____

STATE OF Florida)
COUNTY OF Collier)

The actual consideration or value, whichever is greater, for this transfer is five hundred thousand dollars ($500,000.00).

Mary C. Freeman
Affiant

SUBSCRIBED AND SWORN TO before me, this the 2nd day of March, 1991.

Joyce E. Horton
Notary Public

My Commission Expires: NOTARY PUBLIC STATE OF FLORIDA MY COMMISSION EXP. APR. 2,1994 BONDED THRU GENERAL INS. UND.

FOR AND IN CONSIDERATION OF the sum of five hundred thousand dollars ($500,000.00), the receipt and sufficiency of which are hereby acknowledged, Mary C. Freeman, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said J. Gary Allen and spouse, Teryl P. Allen, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described on Exhibit A hereto which is incorporated herein by reference.

This is improved property, known as 2525 Lebanon Road, Nashville, Tennessee 37214.

This conveyance is expressly made subject to those matters set forth on Exhibit B hereto, which is herein incorporated by reference.

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, his heirs, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple and has a good right to convey it.

And Grantor does further covenant and bind Grantor, her heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject, but in no event shall Grantor's liability hereunder exceed the amount of consideration paid by Grantees hereunder.

Witness my hand this 2nd day of April, 1991.

Mary C. Freeman
MARY C. FREEMAN

STATE OF FLORIDA)
COUNTY OF COLLIER)

Personally appeared before me, Joyce E. Horton, a Notary Public of said County and State, Mary C. Freeman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 2nd day of April, 1991.

Joyce E. Horton
Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXP. APR. 2,1994
BONDED THRU GENERAL INS. UND.

0027G/03-25-91

EXHIBIT A

Lot No. 2

Being a parcel of land in the First Civil District of Nashville, Davidson County, Tennessee, located east of McGavock Pike and south of Lebanon Pike (U.S. Highway 70N), being Lot No. 2 on the Plan of the Resubdivision of part of Lot Nos. 4 and 5, J. W. Vaughn and Ellis Brothers Subdivision of the Arch Harper Home Place, as of record in Book 7900, page 252, Register's Office for Davidson County, Tennessee.

Together with the right to use and enjoy with Grantor, her successors and assigns as owners of Lot 3 on the Plan of the Resubdivision of part of Lot Nos. 4 and 5, J. W. Vaughn and Ellis Brothers Subdivision of the Arch Harper Home Place, as of record in Book 7900, page 252, R.O.D.C. (as described in survey by Barge, Waggoner, Sumner and Cannon, File 7470-02, January 17, 1991), a joint perpetual ingress and egress easement lying across property to the west of the property described above (said Lot No. 2) as shown on the survey made by Barge, Waggoner, Sumner and Cannon, dated January 6, 1982, and as set forth in an Easement of record in Book 2496, page 492, Register's Office for Davidson County, Tennessee.

Said Lot 2 being a portion of the property conveyed to Mary C. Freeman, by Deed of Record in Book 6260, page 975; Book 7769, page 379 and Book 7798, page 168, as to Parcel I and by Deed of Record in Book 8208, page 907, as to Parcel II, Register's Office for Davidson County, Tennessee.

Barge, Waggoner, Sumner and Cannon
162 Third Avenue, North
Nashville, Tennessee 37201
(615) 254-1500
Survey #7470-02, January 17, 1991

0320g/04-03-91

EXHIBIT B

1. Trust Agreement of record in Book 5826, page 312 and in Book 5839, page 241, Register's Office of Davidson County, Tennessee.

2. Easement(s) as set forth in instrument recorded in Book 2496, page 492 and amended by Book 3945, page 210 and Book 8194, page 710.

3. Easement(s) as set forth in instrument recorded in Book 2903, page 509.

4. Overflow Easement of record in Book 4654, page 474.

5. Sanitary Sewer and Storm Drainage Easement of record in Book 4278, page 82 and in Book 4281, page 243.

6. All matters shown on Plat of Resubdivision of Lot Nos. 4 and 5 J. W. Vaughn and Ellis Brothers Subdivision of the Arch Harper Homeplace, recorded in Book 7900, page 252.

7. Real estate taxes for 1991 and subsequent years.

8. Lease of Regional Healthcare Facilities, Inc.

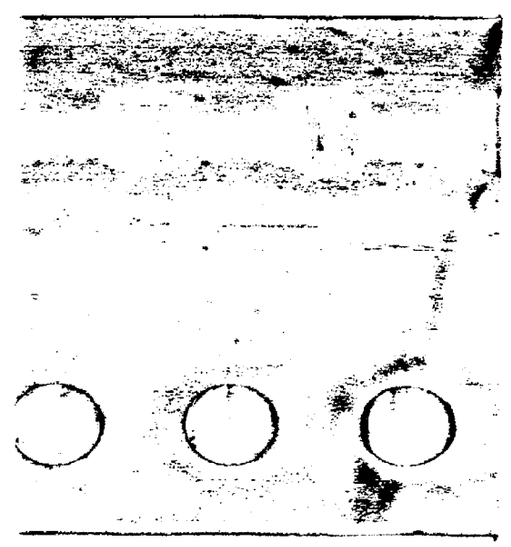
9. Lease of Regional Rehabilitation, Inc.

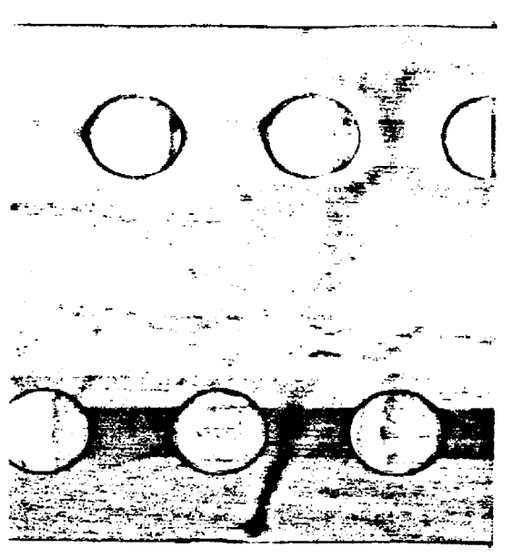
10. Lease of Medifax/The Potomac Group, Inc.

11. Easement of record in Book _____, page _____, with respect to ingress, egress, parking, landscaping and signage for benefit of Lot No. 3 on Subdivision Plat of record in Book 7900, page 252.

0027G/03-27-91

1776 04/03 0101 03CHECK 1663.00





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8323 PAGE 662

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 500000.00
				CON TX 1650.00
				PRFEE 1.00
				WDEED 12.00
				TOTAL 1663.00
				CHECK 1663.00
04/03/91	01			15:45 0001 1776

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

040117.

IDENTIF. TREFERENCE

APR 3 3 45 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 409877