Box 18 (cm)

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

SPECIAL WARRANTY DEED BOOK 8452 PAGE 827

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s):
SunMark, Ltd. Suite 203 110 29th Avenue North Nashville, TN 37203	Same	Map 104-04 Parcel 144

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, FIRST AMERICAN NATIONAL BANK ("Grantor"), has this day bargained and sold, and does hereby transfer and convey unto SUNMARK, LTD., A TENNESSEE LIMITED PARTNERSHIP ("Grantee"), certain real property in Davidson County, Tennessee, described in As-Built Survey of 1102 Seventeenth Avenue South dated September 18, 1991 prepared by Wendell H. Talley, Sr. (TN No. 785) as follows:

Being a parcel of land in Nashville, First Civil District, Eighteenth Councilmanic District, Davidson County, Tennessee, located on the easterly side of Seventeenth Avenue South, North of Edgehill Avenue, being Lot No. 1 on the plan of Subdivision of Lot No. 16, Hayes Rokeby Addition as of record in Book 161, page 86 and Lot No. 7 on the plan of J.P.W. Brown's Subdivision of Lot No. 15 of the O.B. Hayes Tract of record in Book 161, page 88, R.O.D.C., and being more particularly described as follows:

BEGINNING at a point in the easterly margin of Seventeenth Avenue South, said point being N 08° 58' 15" E, 250.00 feet from a concrete monument at the intersection of said easterly margin and the northerly margin of Edgehill Avenue;

THENCE, with said margin N 08° 58' 15' E, 96.63 feet to a point;

THENCE, leaving said margin S 81° 39' 13" E, 158.49 feet to a point in the westerly margin of Alley No. 440;

THENCE, with said margin S 09° 20' 07" W, 96.64 feet to a point;

THENCE, leaving said margin N 81° 39' 13" W, 157.88 feet to the point of beginning.

Containing 15,285 square feet or 0.35 acre, more or less.

Being the same real property conveyed to Grantor by trustee's deed dated August 12, 1991 from William B. Goodman, Trustee of record in Book 8419, page 427, said Register's Office.

This is improved property known as 1102 17th Avenue South, Nashville.

TO HAVE AND TO HOLD the said real property together with all improvements, appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, forever.

GRANTOR covenants and binds itself and its successors to warrant specially and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons claiming through and under Grantor (other than claims arising out of the matters set forth on Exhibit A), but not further or otherwise.

As used herein, the singular number shall include the plural, and the masculine gender all other genders.

IN WITNESS WHEREOF, Grantor executed this instrument on this 30th day of September, 1991.

FIRST AMERICAN NATIONAL BANK

By: Michael E. Hendrix
Title: Vice President

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Michael S. Peek, a Notary Public, Michael E. Hendren, 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 Vice-President of FIRST AMERICAN NATIONAL BANK, a national banking association, and is authorized by the bank to execute this instrument on behalf of the bank.

WITNESS my hand, at office, this 30th day of September, 1991.

Michael S Peek
Notary Public

My Commission Expires:

September 24, 1994

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value (whichever is greater) for this transfer is $900,000.

Affiant

Subscribed and sworn to before me, this 30th day of September, 1991.

Michael S. Peek
Notary Public

My Commission Expires:

September 24, 1994

EXHIBIT A BOOK 8452 PAGE 830

1. Taxes for 1991: A lien, but not yet due or payable.

2. All matters shown on the Plan of record in Book 161, page 88, Register's Office for Davidson County, Tennessee.

3. All matters shown on the Plan of record in Book 161, page 86, in said Register's Office.

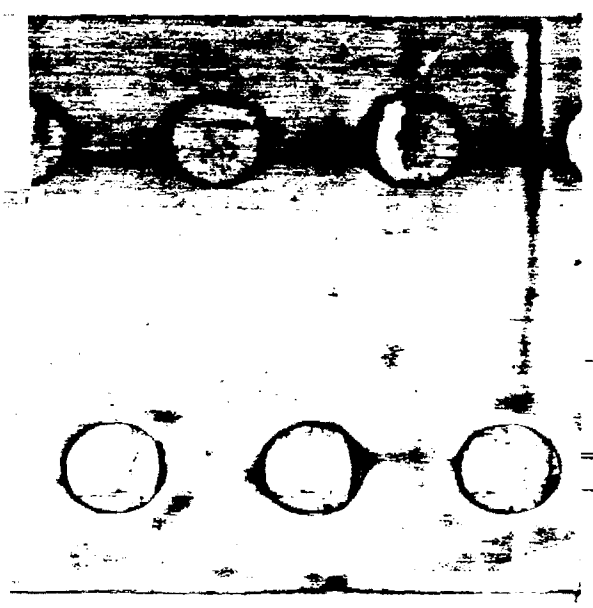
93726

5 0 5 6 5

IDENTIFICATION REFERENCE

SEP 30 1 08 PM '91

5187 09/30 0101 03CHECK 3343.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8452 PAGE 831

CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 900000.00
CON TX 3330.00
PRFEE 1.00
WDEED 12.00
TOTAL 3343.00
CHECK 3343.00

09/30/91 01 13:09 0001 5187
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



5.0565.

IDENTIFICATION REFERENCE

SEP 30 1 09 PM '91

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

No. 463350