SPECIAL WARRANTY DEED

41

FROM: Stouffer Tower Partners, a Tennessee general partnership, Grantor

TO: Mary Virginia Porterfield, Trustee, Grantee

This instrument was prepared by:
Cynthia N. Sellers
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

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
		104-14G-2.00
Mary Virginia Porterfield, Trustee 3738 Dunn Avenue Lincoln, Nebraska 68502	Same	Field Book Numbers 07DA-92847

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is One Hundred Fifteen Thousand Dollars ($115,000).

Mary Virginia Porterfield
Affiant

SUBSCRIBED AND SWORN TO before me, this the 25 day of November, 1991.

Lori L. Parsons
Notary Public

My Commission Expires: 11/26/94

FOR AND IN CONSIDERATION OF the sum of One Hundred Fifteen Thousand and No/100 Dollars ($115,000.00), the receipt and sufficiency of which are hereby acknowledged, Stouffer Tower Partners, a Tennessee general partnership, Grantor, has bargained and sold, and by these presents does transfer and convey unto Mary Virginia Porterfield, Trustee with full power to convey without joinder of any beneficiary, Grantee, her heirs, successors, and/or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Lot 48 on the Revised Plan of Whitworth, Phase I, as shown on plat of record in Plat Book 7900, pages 140-144, in the Register's Office for Davidson County, Tennessee to which plat reference is made for a more particular description.
>
> Being the same property conveyed to Stouffer Tower Partners by deed of record in Book 8039, page 832, said Register's Office.

This is unimproved property, known as Lot 48 in Whitworth, Phase I, in Nashville, Tennessee.

This conveyance is expressly made subject to the following exceptions:

1. Taxes for 1991, a lien due and payable, which have been prorated and will be paid by Grantee.

2. All matters shown on the Plan of Whitworth of record in Book 7900, pages 140-144 and Book 6900, pages 833-841, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants contained in an instrument of record in Book 8026, page 305, Book 8047, page 243 and in Book 8282, page 45, said Register's Office.

4. Easement of record in Book 7868, page 959, said Register's Office.

5. Sewer Easements of record in Book 3467, page 194 and in Book 3505, page 338, said Register's Office.

6. Deed of conveyance of Sewer Lines of record in Book 8486, page 311 and Book 8486, page 315, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs, successors, and/or assigns, forever.

And Grantor does covenant with the Grantee 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, its successors, and assigns, to warrant and forever defend the title to the said land to the Grantee, her heirs, successors, and/or 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.

Witness my hand this 25th day of November, 1991.

STOUFFER TOWER PARTNERS, a
Tennessee general partnership

By: _____
Harold G. Sparks,
general partner

By: _____
Patricia C. Williams,
general partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Dee Ann Harris, a Notary Public of said County and State, personally appeared Harold G. Sparks, 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 STOUFFER TOWER PARTNERS, the within named bargainor, a partnership, and that he as such general partner executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as general partner.

Witness my hand and seal, at Office, this 25 day of November, 1991.

Notary Public

My Commission Expires: July 23, 1993

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Dee Ann Harris, a Notary Public of said County and State, personally appeared Patricia C. Williams, 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 STOUFFER TOWER PARTNERS, the within named bargainor, a partnership, and that he as such general partner executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as general partner.

Witness my hand and seal, at Office, this 25 day of November, 1991.

Notary Public

My Commission Expires: July 23, 1993

1257 12/10 0101 03CHECK 435.50

6.8.3889

TENNESSEE REAL ESTATE TRANSFER
Dec 10 3 06 PM '91

7188Z/11-24-91

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8505 PAGE 257

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
115000.00
CON TX 425.50
PRFEE 1.00
WDEED 9.00
TOTAL 435.50
CHECK 435.50
12/10/91 01 15:10 0001 1257

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6838 9

IDENTIFT REFERENCE

Dec 10 3 06 PM '91

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

No. 483804