Map & Parcel # 75-13-244 Address New Owner: 00265359 Bk 35

Corinne L. Scott
1155 Peedee Branch Rd.
Cottontown, Tn. 37048

Prepared by: Brad R. Becker, Esq.
Rogers & Wells
200 Park Avenue
New York, NY 10166

SEND TAX BILLS TO:
Same

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STATE OF TENNESSEE )
) ss.:
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $85,000.00.

Affiant

Subscribed and sworn to before me this

3 day of January, 1992.

My Commission expires: 1-17-1994 (Affix Seal)

Notary Public

STATE OF TENNESSEE LARGE NOTARY PUBLIC

**SPECIAL WARRANTY DEED**

**THIS DEED**, made this 2 day of January, 1992, by and between **AMERICAN REAL ESTATE HOLDINGS LIMITED PARTNERSHIP** (successor in interest to American Property Investors VI), a Delaware limited partnership, having an office at 90 South Bedford Road, Mount Kisco, New York 10549, party of the first part; and Corrine L. Scott, having an address at 1155 Peedee Branch Road, Cottontown, TN 37048.

**WITNESSETH**, that in consideration of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, in hand paid the receipt of which is hereby acknowledged, has and by these presents does bargain and sell and does hereby transfer and

convey to party of the second part, in fee simple, all that lot, piece or parcel of land situate, lying and being in Davidson County, Tennessee, described as follows, to wit:

**SEE SCHEDULE A ATTACHED HERETO**

**TOGETHER** with the buildings and improvements thereupon erected, made or being; and all and every rights, alleys, ways, waters, privileges, appurtenances and advantages to the same belonging and in any wise appertaining.

**TO HAVE AND TO HOLD** the said lot of land and premises, above described and mentioned, and hereby intended to be conveyed, together with the rights, privileges, appurtenances and advantages thereto belonging or appertaining unto and to the proper use and benefit of the said party of the second part its successors and assigns in fee simple forever.

And the said parties of the first part binds itself and its successors to warrant the title as against all its acts and none other.

**SUBJECT TO:** All taxes, assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations, and liabilities as may appear of record.

**IN WITNESS WHEREOF,** said party of the first part has caused its name to be signed and sealed to these presents by the

Vice-President of its General Partner the day and year first above written.

**SELLER:**

**AMERICAN REAL ESTATE HOLDINGS LIMITED PARTNERSHIP**

**By: American Property Investors, Inc.**
**its sole general partner**

**By:** Martin Hirsch
**Martin Hirsch, Vice-President**

**[SEAL]**

**Witnesses:**

STATE OF NEW YORK )
) ss.:
COUNTY OF WESTCHESTER)

Personally appeared before me, Lisa F. Rossi, a Notary Public in and for said County and State aforesaid, MARTIN HIRSCH, 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 AMERICAN PROPERTY INVESTORS, INC. the sole general partner of AMERICAN REAL ESTATE HOLDINGS LIMITED PARTNERSHIP, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this 2nd day of January, 1992.

Lisa F. Rossi
Notary Public

Commission expires: May 22, 1993.



EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 4 on the Resubdivision of Lots 4 and 5 as shown on Resubdivision Commercial Area 3, Hermitage Hills, of record in Book 4715, page 142, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the northwest margin of Lebanon Road at the common corner of Lots 4 and 5; thence leaving said Road, North 71 deg. 48 min. West 200.0 feet to a point; thence North 10 deg. 12 min. East 85.00 feet to a point; thence South 71 deg. 48 min. East 200.0 feet to a concrete monument in the Northwest margin of Lebanon Road; thence with said Road, South 18 deg. 12 min. West 85.00 feet to the point of beginning.

Being the same property conveyed to American Property Investors VI, a Colorado Limited Partnership, by deed from Morton L. Spitz, Trustee, of record in Book 5110, page 941, Register's Office of Davidson County, Tennessee. Said partnership having merged into American Real Estate Holdings L.P., a Delaware Limited Partnership, by Limited Partnership Merger Certificate of Cancellation of record in Book 7290, page 80, in said Register's Office.

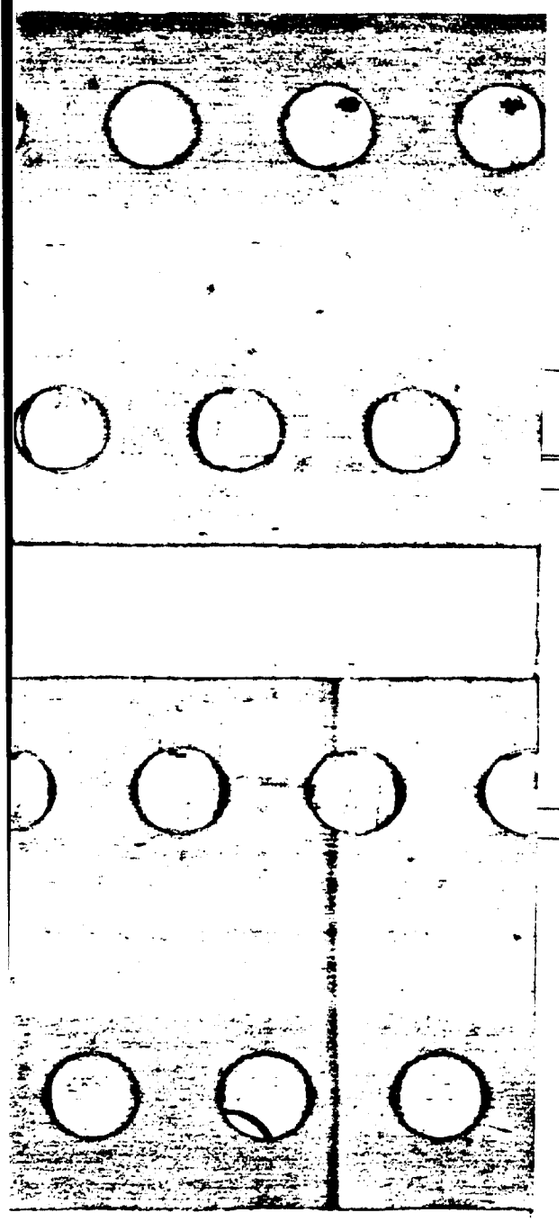
7.5020

IDENTIFICATION REFERENCE

JAN 7 3 31 PM '92

4970 01/07 0101 03CHECK 330.50

AVV003A4.WP5



**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 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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 15.00
TOTAL 330.50
CHECK 330.50

01/07/92 01 15:32 0001 4970

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

75020

IDENTIFICATION

JAN 7 3 31 PM '92

No. 491402