Bay 28

FORM NO. WD-1

BOOK 8541 PAGE 901

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF February 1992

Notary Public

MY COMMISSION EXPIRES: 1/25/95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Nella Schneider Hunt, Attorney, 344 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
COUNTRY MUSIC FOUNDATION, INC. (NAME)	COUNTRY MUSIC FOUNDATION, INC. (NAME)	93-6-2-12
4 Music Square East (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37203 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO COUNTRY MUSIC FOUNDATION, INC.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

SEE EXHIBIT "A" ATTACHED HERETO

81246

IDENTIFICATION REFERENCE

FEB 3 3 27 PM '92

REGISTER'S OFFICE DAVIDSON COUNTY, TN

7881 02/03 0101 030 CHECK 657.50

This is unimproved ( ) improved (X) property, known as 316 Broadway - Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 3RD day of February, 19 92

ATTEST: METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

By: Gerald F. Nicely, Secretary

By: J. Richard Chambers, Chairman

STATE OF TENNESSEE }
Davidson County }

Personally appeared befcre me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

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STATE OF TENNESSEE }
Davidson County }

Before me, _____the undersigned_____a Notary Public in and for the State and County aforesaid, personally appeared J. Richard Chambers and Gerald F. Nicely

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ~~himself~~ themselves to be the Chairman and Secretary _____ of the Metropolitan Development and Housing Agency _____ a corporation, and that ~~he~~ they as such Chairman and Secretary, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ~~himself~~ themselves as Chairman and Secretary.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of February 19 92.

Lynn M. Bulay Notary Public

Commission Expires My Commission Expires MAY 28, 1995

NOTARY PUBLIC STATE OF TENNESSEE LARGE

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

TRACT I: Land in Davidson County, Tennessee, being part of Lot No. 57 on the original Plan of Nashville, not of record, described as follows:

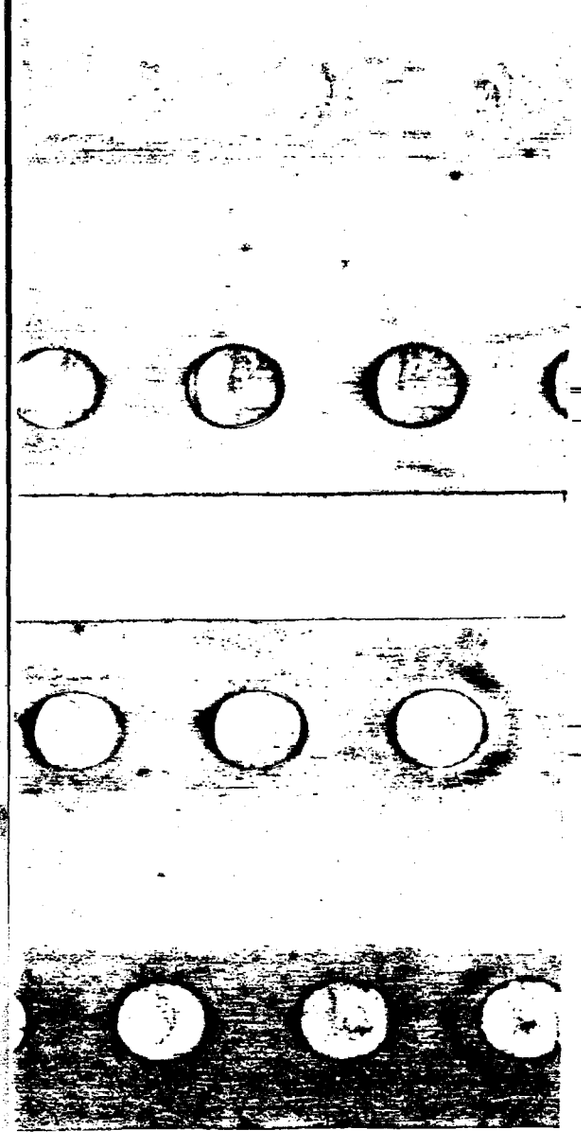
Beginning at a point 115 feet east of the northeast corner of 4th Avenue, North and Broad Street; thence with the northerly margin of Broad Street, eastwardly 25 feet 11 inches to Woodruff's corner; thence northwardly and parallel with 4th Avenue, North 79 feet 11 inches; thence westwardly and parallel with Broad Street 25 feet 11 inches to a stone; thence southwardly through the center of a party wall, 79 feet 11 inches to the beginning.

TRACT II: Land in Davidson County, Tennessee, being part of Lot No. 57 on the original Plan of Nashville, not of record, and in the rear of the above described lot, being part of a 50 foot lot purchased from David N, Reed by Castleman and Lindsley and sold to McFarland by said Castleman, described as follows:

Beginning at the southeast corner of said 50 foot lot on an alley; thence westwardly and parallel with Broad Street 67 feet 11 inches, more or less, to the easterly line of that part of Lot No. 57 which is known as House No. 318 Broad Street; thence along the east line of said lot in a northerly direction 50 feet to the south boundary line of another lot owned by McFarland Heirs; thence eastwardly, with the south boundary line of said lot 67 feet 11 inches, more or less, to the westerly margin of an alley; thence with the westerly margin of said alley, southwardly 50 feet to the beginning.

Being part of the same property conveyed to Metropolitan Development and Housing Agency, by deed from The Schatten Three Ltd., a Tennessee Limited Partnership and Sidney Kaufman and wife, Doris G. Kaufman and Emanuel Schatten, of record in Book 7999, page 921, Register's Office for Davidson County, Tennessee.

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



RECEIVED OF _____

FOR _____

BOOK 8541 PAGE 904

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 175000.00
CON TX 647.50
PRFEE 1.00
WDEED 9.00
TOTAL 657.50
CHECK 657.50

02/03/92 01 15:27 0001 7881

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

81248.

IDENTIFICATION REFERENCE

FEB 3 3 27 PM '92

DAVIDSON COUNTY, TN

No. 498505