G#8454-1

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
CHERNAU, MILAM & WEISS, P.C.
424 CHURCH STREET, SUITE 1350
NASHVILLE, TN 37219

FILE IN BOX #14
MAP 60
PARCEL 80

BOOK 8771 PAGE 812

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1,625,000.00.

Affiant

Subscribed and sworn to before me this the 30th day of October, 1992.

My Commission Expires: 9/16/95

Notary Public

THIS INSTRUMENT PREPARED BY:

ADDRESS NEW OWNER(S) AS FOLLOWS:
The R. A. Siegel Company

P.O. Box 19753

Atlanta, GA 30325

SEND TAX BILLS TO:
Same

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee", and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CHARLES W. HAWKINS, III, TRUSTEE**, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary as Trustee for Brick Church Business Park, a Tennessee joint venture, hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto **THE R. A. SIEGEL COMPANY, a Georgia corporation**, hereinafter called the "Grantee", its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 1A on the Plan of the Resubdivision of Lot 1, Brick Church Business Park, Phase 1, of record in Book 8250, Page 144, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being part of the same property conveyed to Charles W. Hawkins, III, Trustee with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary, by deed from Capitol Properties, a joint venture composed of Lincoln Funding Corporation, a Tennessee corporation, and Robert F. Lance and wife, Lyde C. Lance of record in Book 7265, page 969, Register's Office for Davidson County, Tennessee.

The above description is taken from the plat of the Resubdivision of Lot 1, Brick Church Business Park, Phase 1, prepared by R. Scot Cherry, R.L.S. TN No. 1512, 700 Craighead Street, Suite 305, Nashville, TN 37204, dated October 19, 1992.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns forever; and Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as set forth on Exhibit "A" hereto entitled "Permitted Encumbrances"; and Grantor does further covenant and bind himself, his heirs, successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 30th day of October, 1992.

Charles W. Hawkins III Trustee

CHARLES W. HAWKINS, III, TRUSTEE

STATE OF TENNESSEE)
DAVIDSON COUNTY)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Charles W. Hawkins, III, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of October, 1992.

My Commission Expires: 7/24/93

Notary Public

WARRANTY.630

EXHIBIT "A"

PERMITTED ENCUMBRANCES

1. Restrictive covenants contained in instrument of record in Book 8255, page 536, Register's Office for Davidson County, Tennessee.

2. The Plan of record in Book 8250, page 144, said Register's Office, shows an Owner's Certificate.

3. Boundary survey of Lot No. 1A of the Resubdivision of Lot No. 1, Brick Church Business Park, Phase One (said subdivision plan being of record in Book 8250, page 144, Register's Office for Davidson County, Tennessee), dated October 20, 1992, prepared by Cherry Land Surveying discloses the following:

   (a) 60 foot joint access easement along the eastern boundary of the property, 41 feet of which is located on Lot No. 1A.

   (b) 10 foot public utility and drainage easement along the southern boundary of the property.

   (c) 5 foot public utility and drainage easement along the western boundary of the property.

   (d) 40 foot public utility and drainage easement crossing the northeastern corner of the property including the installation of a storm water drain therein.

   (e) Minimum building setback lines as determined by Metro Zoning Regulations.

   (f) 2.5 by 20 foot utility anchor easement located on the northern line of said lot.

   (g) Notes to which reference is hereby made.

4. Taxes for the year 1993 and subsequent years.

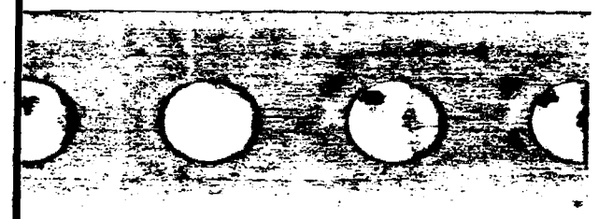
ENCUMBRANCES.630

5 9 6 8 4

IDENTIFICATION REFERENCE

OCT 30 3 38 PM '92

CLYDE Z. WILSON II REGISTER
DAVIDSON COUNTY, TN



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

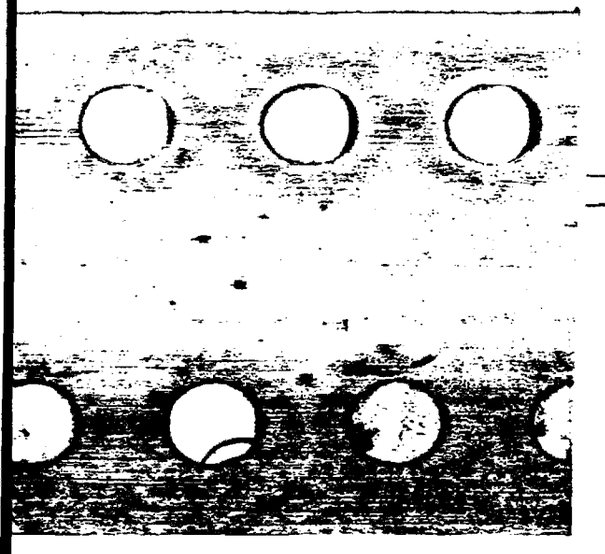
RECEIVED OF _____

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
1625000.00
CON TX 6012.50
PRFEE 1.00
~~MISC~~ 12.00
~~TOTAL~~ 6025.50
CHECK 6025.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5968.4

IDENTIFICATION

OCT 30 3 36 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

'92 01 15:34 0001 6131

No. 585547