THIS INSTRUMENT PREPARED SOLELY FROM DOCUMENTS PROVIDED WITH NO TITLE EXAMINATION OR OPINION BY: WILLIAM TIMOTHY HILL 12TH FLOOR FIRST AMERICAN CENTER NASHVILLE, TN 37238-1230 PHONE: (615) 256-1577	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $16515.26. Robert C Donnell Affiant SUBSCRIBED AND SWORN to before me, this 21st day of December, 1992. Notary Public Linda Faye Kingsley My Commission Expires: 7/27/93

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
BLC INVESTMENTS, INC. P O Box 68044 Nashville, TN 37206	SAME	093-08-0 021.00 17W22045

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, Grantor, L.A. NEWMAN & CO., INC., by these presents does hereby sell and convey unto BLC INVESTMENTS, INC., a Tennessee Corporation, its successors and assigns, all right, title and interest to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

A certain tract or parcel of land situate, lying and being in the County of Davidson, State of Tennessee, and more particularly bounded and described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 18 on the Map of D.B. Cooper's Addition to East Nashville, of record in Book 57, page 154, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the westerly margin of South 6th Street at the southeast corner of a 100 foot lot conveyed to W.G. Gregory by deed of record in Book 898, Page 596, said Register's office, said point being approximately 450 feet south of Mrs. Phelan's southeast corner; thence along Gregory's south line westerly 150 feet to a point in the easterly margin of an alley; thence with the margin of said alley southerly 50 feet; thence easterly parallel to the first line, 150 feet to the westerly margin of South 6th Street; thence with the margin of the same northerly 50 feet to the point of beginning.

Being the same property conveyed by warranty deed from Rachel Fleming Jones, unmarried, to George D. Mitchell and wife, Billie C. Mitchell, of record in Book 8125, Page 396, Register's Office for Davidson County, Tennessee.

Being the same property subject to a deed of trust from George D. Mitchell and wife, Billie C. Mitchell to Billy C. Donnell, Trustee of record in Book 8125, Page 399, Register's Office of Davidson County, Tennessee.

Being the same property conveyed by Deed in Lieu from George D. Mitchell and wife, Billie C. Mitchell, to L.A.Newman & Co., Inc. of record in Book 8864, Page 278, Register's Office for Davidson County, Tennessee.

This is improved property known as 822 - South 6th Street, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its heirs and assigns forever. Grantor does hereby covenant with Grantee that Grantor has not made, done, executed, allowed or suffered any act, instrument or thing whatsoever hereby said land or any part thereof, now or at any time hereafter shall be charged or encumbered in any manner whatsoever; and Grantor does further covenant and bind itself, its heirs and representatives to warrant and forever defend the title to said land to said Grantee, its heirs and assigns against the lawful claims of all persons claiming by, through or under said Grantor, but not otherwise.

IN WITNESS WHEREOF, I have hereunto set my hand at Nashville, Tennessee, this 21st day of December, 1992.

L.A. NEWMAN & CO., INC.

BY: Robert C Donnell Vice Pres
Robert Donnell, Vice-President

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Linda Faye Kemp, a Notary Public in and for the State and County aforesaid, personally appeared Robert Donnell, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice-Pres.. of L.A. NEWMAN & CO., INC., a corporation, and that he as such Vice-Pres.., executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as ~~President~~ Vice-President.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 21st day of December, 1992.

Linda Faye Kemp
Notary Public

My Commission Expires: 7/24/93

NOTARY PUBLIC AT LARGE STATE OF TENN.

9 | 9 75.

FILES\LANEWMAN\S6TH.SD

IDENTIFICATION REFERENCE

FEB 1 2 11 PM '93

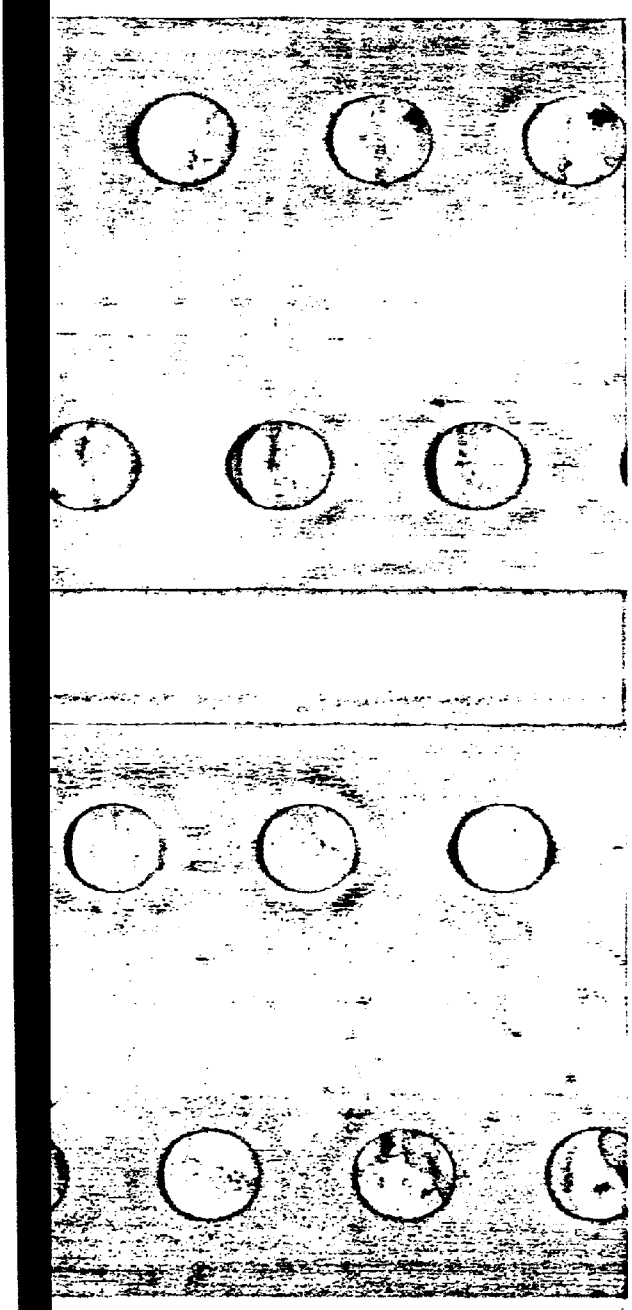
DAVIDSON COUNTY, TN

PICK-UP

02/11 0835

03CHECK

70.05



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

RECEIVED OF _____

FOR _____

BOOK 8864 PAGE 284

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	16515.26
			CON TX	61.05
			PRFEE	1.00
			WDEED	8.00
			TOTAL	70.05
			CHECK	70.05
02/11/93	01	14:15	0001	3235

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 1 9 7 5

IDENTIFICATION REFERENCE

FEB 11 2 17 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 620879