THIS INSTRUMENT PREPARED BY: RONALD B. BUCHANAN, Attorney at Law
P. O. Box 1045, Hendersonville, TN 37077
(FROM INFORMATION PROVIDED BY THE PARTIES)

WARRANTY DEED

NEW OWNER(S):	SEND TAX BILLS TO:	MAP 118-16-0 PARCELS 74 & 75
McNALLY PARTNERSHIP, a Tennessee General Partnership	McNALLY PARTNERSHIP c/o Dorris E. Bennett P.O. Box 78158 Nashville TN 37207-8158	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, BILL F. COOK, L.C. ANDERSON and JAMES M. McCARTHY, hereinafter referred to as Grantors, have this day bargained and sold, and do hereby transfer and convey unto the said McNALLY PARTNERSHIP, a Tennessee General Partnership conprised of JAMES G. BARRETT, JR.; JAY P. SELLICK; THOMAS W. SELLERS and BENNETT ENTERPRISES, a Tennessee Limited Partnership, hereinafter referred to as Grantee, its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A tract of land lying in Nashville, Davidson County, Tennessee, being Lots 55 and 56 on the Plan of Sidco Section Three as of record in Plat Book 2663, Page 41, being bounded on the north by Norris Avenue, on the east by Armory Drive, on the south by Tennessee Doughnut Corporation property as of record in Deed Book 6126, Page 588, and on the west by the Third National Bank property as of record in Deed Book 3834, Page 235, and being more particularly described as follows:

BEGINNING at an iron pin in the southerly right of way of Norris Avenue, the common corner of Lots 54 and 55, thence with the right of way of Norris Avenue South 87 deg. 20' 00" East 159.74 feet to an iron pin.

Thence with a curve to right, having a central angle of 90 deg. 17' 30" and a radius of 50.00 feet, a distance of 78.79 feet to an iron pin in the westerly right of way of Armory Drive;

Thence with westerly right of way of Armory Drive south 02 deg. 57' 30" West 567.49 feet to an iron pin, the northeast corner of the Tennessee Doughnut Corporation property;

Thence leaving the right of way of Armory Drive, with the northerly line of Tennessee Doughnut Corporation, with a curve to the left, having a central angle of 27 deg. 55' 06" and a radius of 577.48, a distance of 281.39 feet to an iron pin, the common corner of Lot 55 and the Third National Bank property;

Thence with Third National Bank's line North 03 deg. 01' 39" East 434.18 feet to the point of beginning, containing 106,893 square feet or 2.4539 acres.

BEING part of the same property conveyed to Bill F. Cook, L.C. Anderson and James M. McCarthy by deed from The Southwestern Company of record in Book 4718, Page 933, Register's Office for Davidson County, Tennessee.

Elaine P. Cook, Lucy B. Anderson and Sandra Gifford McCarthy, wives of Bill F. Cook, L.C. Anderson and James M. McCarthy, respectively, join in this deed for the purpose of quitclaiming to Grantee all rights they may have in and to said property, if any.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said McNALLY PARTNERSHIP, a Tennessee General Partnership comprised of Dorris E. Bennett and James G. Barrett, Jr., its successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as of record. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said McNALLY PARTNERSHIP, a Tennessee General Partnership comprised of Dorris E. Bennett and James G. Barrett, Jr, its successors, heirs and assigns, against the lawful claims of all persons.

WITNESS OUR HANDS this 23rd day of April, 1993.

Bill F. Cook
BILL F. COOK

Elaine P. Cook
ELAINE P. COOK

L.C. Anderson
L.C. ANDERSON

Lucy B. Anderson
LUCY B. ANDERSON

James M. McCarthy
JAMES M. McCARTHY

Sandra G. McCarthy
SANDRA GIFFORD McCARTHY

STATE OF TENNESSEE)
COUNTY OF Sumner)

The actual consideration or value, whichever is greater, for this transfer is $ $675,000.00.

Jeanette Bennett
AFFIANT

Subscribed and sworn to before me, this 23 day of April, 1993.

Randal B. Burkhalter
NOTARY PUBLIC

My Commission Expires: 10/24/94

STATE OF TENNESSEE)
COUNTY OF Sumner)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared BILL F. COOK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Hendersonville, Tennessee, this 23rd day of April, 1993.

Randal B. Burkhalter
NOTARY PUBLIC

My Commission Expires: 10/24/94

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared ELAINE P. COOK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 23rd day of April, 1993.

Notary Public
NOTARY PUBLIC

My Commission Expires: My Commission Expires March 25, 1995

STATE OF TENNESSEE)
COUNTY OF Sumner)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared L.C. ANDERSON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Hendersonville, Tennessee, this 23 day of April, 1993.

Lucy B. Anderson
NOTARY PUBLIC

My Commission Expires: 10/24/94

STATE OF TENNESSEE)
COUNTY OF Sumner)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared LUCY B. ANDERSON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Hendersonville, Tennessee, this 23 day of April, 1993.

Laura M. Welch
NOTARY PUBLIC

My Commission Expires: 7/28/94

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared JAMES M. McCARTHY, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 22nd day of April, 1993.

Lenard D. Shaver
NOTARY PUBLIC

My Commission Expires: May 23, 1994

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared SANDRA GIFFORD McCARTHY, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 22nd day of April, 1993.

Terry A. Stair
NOTARY PUBLIC

My Commission Expires: May 23, 1994

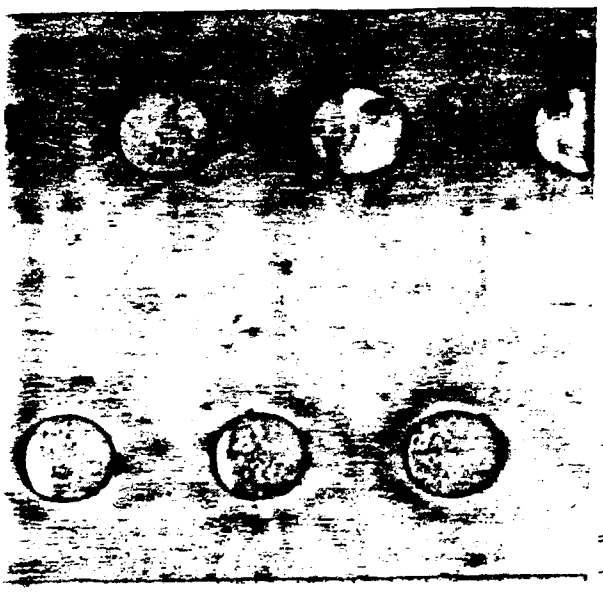
1:2832

IDENTIFICATION REFERENCE

APR 26 11 21 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2518.50



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

RECEIVED OF _____

FOR _____

BOOK 8925 PAGE 838

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	
			675000.00	
			CON TX	2497.50
			PRFEE	1.00
			WDEED	20.00
			TOTAL	2518.50
			CHECK	2518.50
04/26/93	01		11:20 0001	9114

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1'2832'

IDENTIFICATION REFERENCE

APR 26 11 21 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 643821