Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Balmur, Inc. Suite 200 818, 18th Avenue South Nashville, TN 37203	16 DA 39693 131-07-B-260.00CD	Owner

This instrument prepared by: Boult, Cummings, Conners & Berry (apc)
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, ANNE MURRAY (the "Grantor") has bargained and sold, and by these presents transfers and conveys to BALMUR, INC. (the "Grantee"), Grantee's successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Restrictions of record in Book 4628, page 473, said Register's Office.

3. Matters set forth in the Plan of record in Book 5210, page 218, said Register's Office.

4. Restrictive covenants, liens and other matters set forth in the Covenants, Conditions and Restrictions in Book 4754, Page 455, Book 4819, page 564, Book 4916, page 277, Book 5019, page 942, Book 5091, page 66, Book 5129, page 120, Book 5163, page 384, Book 5231, page 375, Book 5351, page 592 and Book 5514, page 636, said Register's Office.

This is improved property, known as 4400 Belmont Park Terrace, Unit 260, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

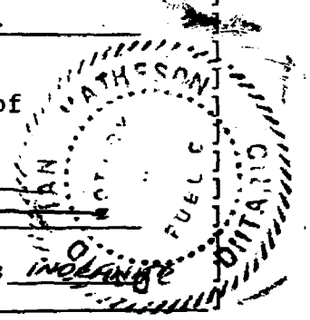
PROVINCE
~~STATE~~ OF ONTARIO
COUNTY OF YORK

The actual consideration or value, whichever is greater, for this transfer is $150,000.

Affiant

Subscribed and sworn to before me this 16th day of April, 1993.

Notary Public
My Commission Expires: Indefinite



Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by Grantor, except to the extent otherwise set forth herein.

Grantor further covenants and binds herself, to warrant and forever defend the title to the Property to the Grantee, Grantee's successors and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 16 day of April, 1993.

WITNESS

ANNE MURRAY

The undersigned, who is the spouse of the Grantor, joins herein for the purpose of conveying any interest he may have in the Property.

WILLIAM M. LANGSTROTH

PROVINCE ~~STATE~~ OF ONTARIO, CANADA

COUNTY OF YORK

Personally appeared before me, DAVID I MATHESON, Q.C., Notary Public, ANNE MURRAY, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16TH day of APRIL, 1993.

Notary Public

My Commission ~~Expires~~: INDEFINITE

PROVINCE ~~STATE~~ OF ONTARIO, CANADA

COUNTY OF YORK

Personally appeared before me, DAVID I MATHESON, QC Notary Public, WILLIAM M. LANGSTROTH, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11TH day of MAY, 1993.

Notary Public

My Commission ~~Expires~~: INDEFINITE

WP:apcbalwd

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 260 (also known as Unit No. 260) on the plan of Arden Place, Section 10, of record in Book 5210, page 218, Register's Office for Davidson County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Anne Murray by deed from Roy W. Wunsch, and spouse, Mary Ann McCready, of record in Book 8153, page 425, Register's Office for Davidson County, Tennessee.

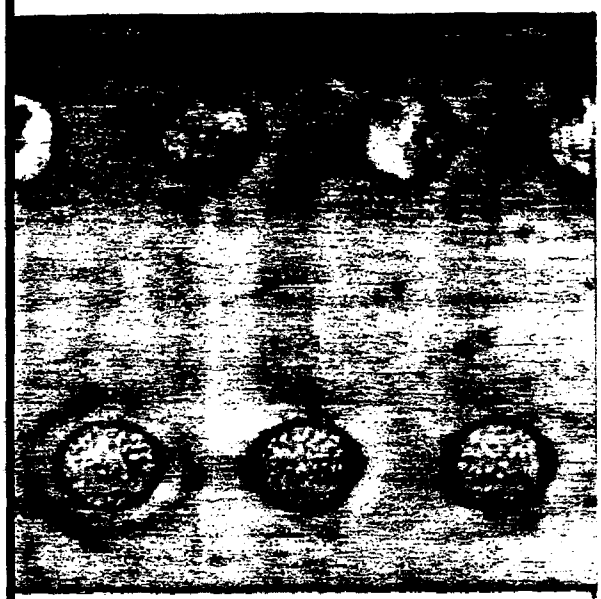
26596

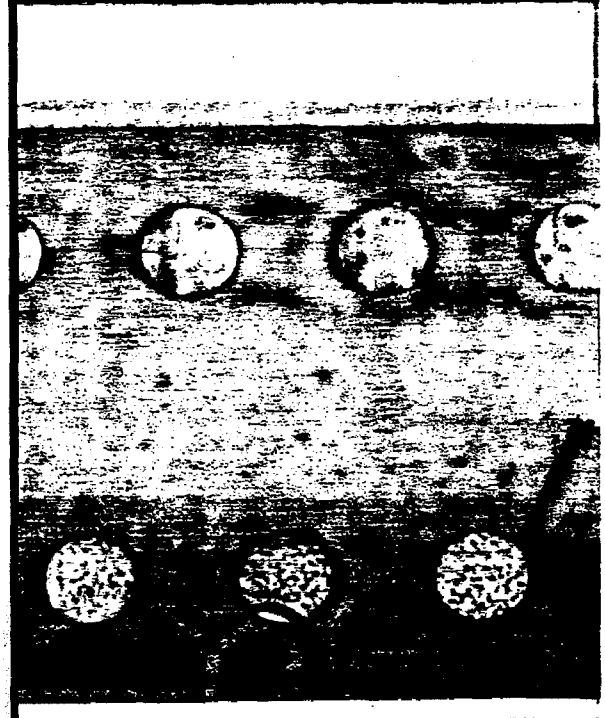
IDENTIFICATION REFERENCE

JUN 3 4 06 PM '93

CLIFF Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3421 06/03 0101 03CHECK 568.00





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

RECEIVED OF _____

FOR _____

BOOK 8970 PAGE 876

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	
				150000.00
			CON TX	555.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	568.00
			CHECK	568.00
06/03/93	01	16:06	0001	3421

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2659 6

IDENTIFI REFERENCE

JUN 3 4 06 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 658764