Box 33

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This Instrument Was Prepared By:
Jack F. King, Jr., Esq.
Trabue, Sturdivant & DeWitt
25th Floor, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

Address New Owner(s):	Send Tax Bills to	Map: 79
Robert K. Zelle	Same	Parcel: 32
1209 Chickering Road		
Nashville, TN 37215		

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 considerations, including the assumption by the Grantee of the indebtedness owing to United of Omaha Life Insurance Company which is secured by the Deed of Trust recorded at Book 7663, page 242, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, N & W PROPERTIES, L.P., (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to ROBERT K. ZELLE, (the "Grantee"), its successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

> A tract or parcel of land being Lot No. 3 on the Map of D & E Subdivision as of record in Plat Book 4955, page 95 Register's Office for Davidson County, Tennessee and being more particularly described on Exhibit A attached hereto.

This conveyance is made subject to these items set forth on Exhibit B attached hereto.

This is improved property known as 7142 Cockrill Bend Boulevard, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 16th day of September, 1993.

N & W PROPERTIES, L.P.

By: Westview Partners, its General Partner

By: Douglas C. Neff, Trustee
Douglas C. Neff,
Trustee, Managing General Partner

STATE OF ~~TENNESSEE~~ CALIFORNIA)
)
COUNTY OF ~~DAVIDSON~~ ORANGE)

Before me, DIANE DRYSDALE, a Notary Public in and for the County and State aforesaid, personally appeared Douglas C. Neff, Trustee, 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 managing general partner of Westview Partners, the General Partner of N & W Properties, L.P., the within named bargainor, a partnership, and that he as such partner of the general partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as partner of its general partner.

Witness my hand and seal, at office in IRVINE, CALIFORNIA, this 16th day of September, 1993.

Diane Drysdale
Notary Public

My Commission Expires:
9/22/95

OFFICIAL SEAL
DIANE DRYSDALE
Notary Public-California
ORANGE COUNTY
My Commission Expires
September 22, 1995

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $1,724,421.35.

Affiant

Subscribed and sworn to before me, this 29th day of September, 1993.

Notary Public

My Commission Expires: 9/21/96

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 3 on the Map of D & E Subdivision, as of record in Plat Book 4955, page 95, Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey by A & A Engineers, Inc., P.O. Box 40048, Nashville, Tennessee 37204, dated August 25, 1993, prepared by Howard W. Anderson, R.L.S. No. 527, bearing Job No. 5183-93 as follows:

Beginning at an iron rod located in the northerly margin of Cockrill Bend Boulevard at the corner of Lot Numbers 2 and 3 on said Plat of record in Book 4955, page 95 Register's Office for Davidson County, Tennessee, which rod is 570 feet, more or less, west from the centerline of Westbelt Drive; thence, with the northerly right of way Cockrill Bend Boulevard, South 73° 49' West 355.01 feet to a point the beginning of a curve to the right; thence with said curve having a radius of 1949.81 feet, a distance of 100.96 feet to an iron rod, being the southeasterly corner of the property conveyed to Concrete Form Erectors, Inc. by deed of record in Book 6825, page 130, Register's Office for Davidson County, Tennessee; thence leaving the northerly right-of-way line of Cockrill Bend Boulevard with the easterly line of Concrete Form Erectors, Inc. North 13° 13' West 435.95 feet to an iron rod being the southwest corner of Lot No. 1 and the northwest corner of this Lot; thence with the line between Lot Nos. 1 and 3, North 76° 47' East 446.89 feet to an iron rod being the northeast corner of this lot and the northwest corner of Lot 2; thence with the line between Lots 2 and 3, South 14° 24' East 415.07 feet to the point of beginning, containing 4.42 acres more or less.

Being the same property conveyed to N & W Properties by deed from Walter G. Knestrick, and wife, Anne G. Knestrick of record in Book 7698, page 353, said Register's Office. The said N & W Properties having merged with N & W Properties, L.P., as evidenced by a Certificate of Merger of record in Book 8462, page 684, said Register's Office, said merged partnership now being known as N & W Properties, L.P.

EXHIBIT B

1. State and county taxes for 1993 which have been prorated and assumed by the Grantee

2. All matters shown on the plat of record at Plat Book 4955, page 95, Register's Office for Davidson County, Tennessee.

3. All matters shown on the survey prepared by A & A Engineers, Inc. dated August 25, 1993 bearing Job No. 5183-93

4. Deed of Trust to Stephen C. Baker, Trustee(s), of record in Book 7763, page 242, Register's Office for Davidson County, Tennessee.

5. Assignment of Leases and Rents of record in Book 7763, page 271, Register's Office for Davidson County, Tennessee.

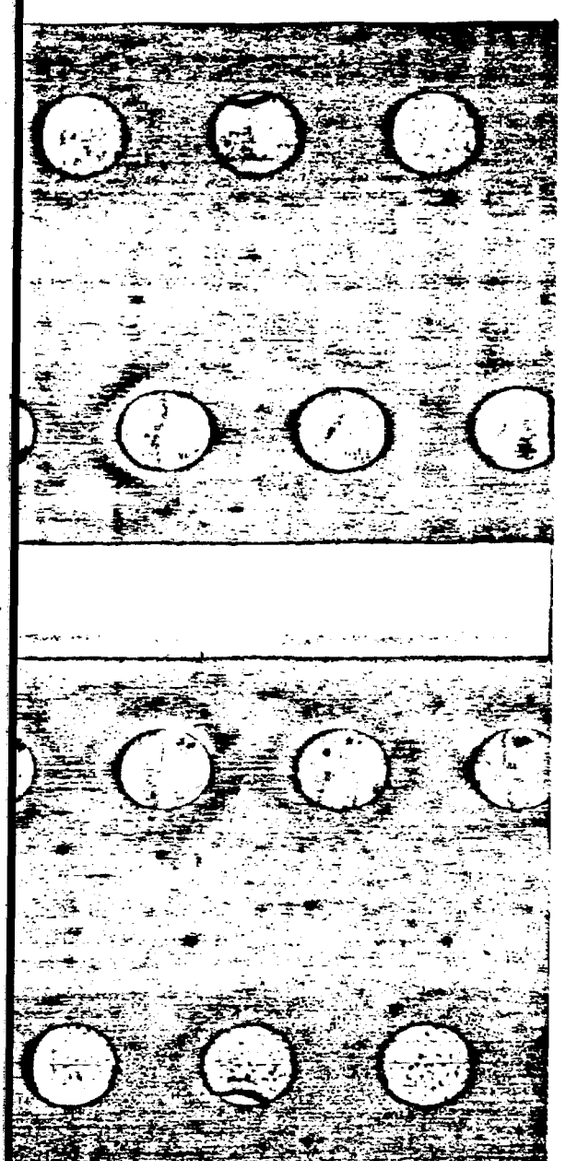
6. UCC-I Financing Statement of record in Book 7763, page 283, Register's Office for Davidson County, Tennessee.

7. UCC-I Financing Statement file under Number 619216 in the Office of Secretary of State, Tennessee.

8. Lease to General Medical Corporation dated April 1, 1988, as amended.

9. Lease to Hayden, Inc. dated September 1, 1979, as amended.

68130
IDENTIF. & REFERENCE
93 SEP 29 PM 12:35
REGISTER
DAVIDSON COUNTY, TN.
1030 09/29 0101 03CHECK 6401.28



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 1724421.35
				CON TX 6380.28
				PRFEE 1.00
				WDEED 20.00
				TOTAL 6401.28
				CHECK 6401.28
			09/29/93 01	12:38 0001 1030

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68130
IDENTIF. & REFERENCE

93 SEP 29 PM 12:35
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 703390