15

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED 9483PG823

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s):
Kwik Sak, Inc. P.O. Box 1147 Columbia, TN 38402-1147	SAME	106-166

96788

IDENTIFICATION REFERENCE

DAVIDSON COUNTY, TN. REGISTER
OCT -4 AM 11:09

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, MARY JOANNE (MRS. JOHN) CROWELL, MONICA ANN (MRS. WILLIAM) TERRY, PATRICK JOSEPH MCREDMOND, EVELYN TERESA (MRS. WILLIAM) RODGERS, CAROLE FRANCES (MRS. ROBERT) NADLER, MAUREEN AGNES (MRS. QUICK) FOY, SHARON PATRICE (MRS. MICHAEL) PIGOTT, PAUL ANTHONY MCREDMOND, and ANN MARIE MCREDMOND, ("Grantors"), have this day bargained and sold, and does hereby transfer and convey unto KWIK SAK, INC., A TENNESSEE CORPORATION, ("Grantee"), certain real property in Davidson County, Tennessee, described as follows:

Being Lot No. 1 on the plan of the Pat McRedmond Subdivision of record in Book 7900, Page 785, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same real property conveyed to Grantors by deed dated October 20, 1981, from James D. Niedergeses, Bishop of the Roman Catholic Church Diocese of Nashville, of record in Book 5848, Page 58, said Register's Office.

This is unimproved property known located at the intersection of Elm Hill Pike and Massman Drive in Nashville, Tennessee.

This conveyance is subject to the matters listed on Exhibit A.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, it successors and assigns, forever.

Grantors covenants and bind themselves, their successors and assigns to warrant specially and forever defend the title to said real estate to Grantee, its successors and assigns, against the lawful claims of all persons claiming through and under Grantors, but not further or otherwise.

Grantors also grant to Grantee permission and authority to remove and/or trim trees and brush on the property owned by Grantors immediately to the west and the south of the subject property for so long as said property remains in its current undeveloped state. Such right will terminate, in any event, in twenty (20) years.

IN WITNESS WHEREOF, Grantors have executed this instrument on this 30th day of October, 1994.

Mary Joanne Crowell
Mary Joanne Crowell

Monica Ann Terry
Monica Ann Terry

Evelyn Teresa Rodgers
Evelyn Teresa Rodgers

Carole Frances Nadler
Carole Frances Nadler

Patrick Joseph McRedmond
Patrick Joseph McRedmond

Paul Anthony McRedmond
Paul Anthony McRedmond

Maureen Agnes Foy
Maureen Agnes Foy

Sharon Patrice Pigott
Sharon Patrice Pigott

Ann Marie McRedmond
Ann Marie McRedmond

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Andrew H. Maloney, a Notary Public, Mary Joanne Crowell, Monica Ann Terry, Patrick Joseph McRedmond, Evelyn Teresa Rodgers, Carole Frances Nadler, Maureen Foy, Sharon Patrice Pigott, Paul Anthony McRedmond, and Ann Marie McRedmond, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 3rd day of October, 1994.

Notary Public

My Commission Expires:
2/9/98

STATE OF Tenn.)
COUNTY OF Davidson)

The actual consideration or value (whichever is greater) for this transfer is $325,000.00

Affiant

Subscribed and sworn to before me, this 3rd day of October, 1994.

Notary Public

My Commission Expires:
2/9/98

308682

EXHIBIT A

1) 1994 taxes, a lien, which will be paid by Grantor before delinquent.

2) Easement to Metropolitan Government of Nashville and Davidson County, as set forth in instrument recorded in Book 3810, Page 291, said Register's Office.

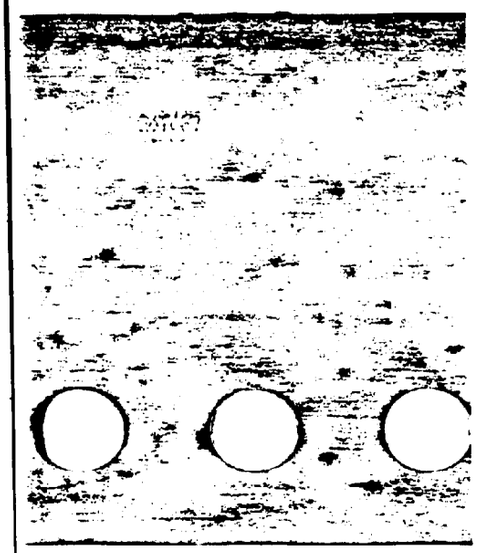
3) Easement to Metropolitan Government of Nashville and Davidson County, as set forth in instrument recorded in Book 3810, Page 963, said Register's Office.

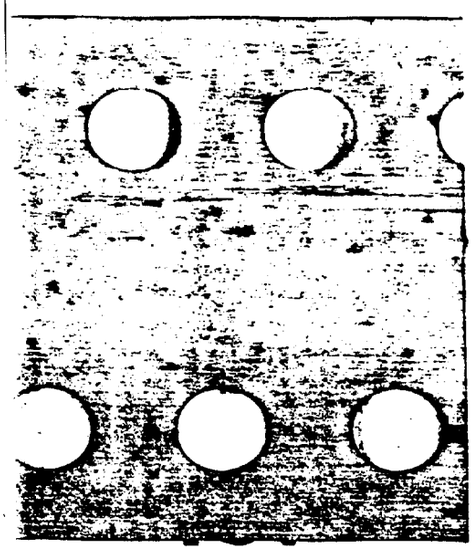
4) Ingress and Egress Easement as set forth in instrument recorded in Book 3029, Page 43, said Register's Office.

5) All matters contained on plat of record in Book 7900, Page 785, said Register's Office.

6) Sign lease with the Lamar Corporation dated January 29, 1990, which lease is hereby assigned to Grantee.

4778 10/04 0101 03CHECK 1215.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9483 PG 826

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	325000.00
CON TX	1202.50
PRFEE	1.00
WDEED	12.00
TOTAL	1215.50
CHECK	1215.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0B 0001 4778

96788
IDENTIF. # REFERENCE

94 OCT -4 AM 11:09
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 841019