STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 525,000.00
Phyllis J. Kemsey
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF Dec 19 94.
Kim LeGate
Deputy Register

THIS INSTRUMENT PREPARED BY:
JAMES W. PRICE, JR.
SUITE 1230
FIRST AMERICAN CENTER
NASHVILLE, TN 37238-1230
TEL: 615/244-5772

RECEIVER'S DEED

BOOK 9490 PG 233

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL #:
NASHVILLE HOSPITALITY CONCEPTS, INC. 211 NORTH FIRST STREET NASHVILLE, TN 37213	SAME	MAP 106 PARCEL #127

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $525,000.00.

On July 21, 1994, grantor, as receiver, filed a motion asking the court for an order to sell the real and personal property of Sree General Partnership. The court, on consideration of the motion, found that it was necessary to sell such real estate and personal property in order to preserve the assets of the partnership and ordered grantor, as receiver, to proceed to advertise the real and personal property of Sree General Partnership in the Nashville Record or a newspaper of general circulation in the City of Nashville, County of Davidson, State of Tennessee, for twenty (20) successive days, commencing on the 15th day of September, 1994. The court further ordered grantor to proceed to sell the same for cash at a public auction to be held on October 7, 1994, at 12:00 Noon at 970 Murfreesboro Road, Nashville, TN 37217, which order appears of record in Book 9460, page 966, Register's Office for Davidson County, Tennessee.

Grantor, as receiver, having complied in all respects with the order of sale, offered for sale and sold at public auction to grantee certain real and personal property of Sree General Partnership, hereafter described, for the sum of Five Hundred Twenty-Five Thousand Dollars ($525,000.00), such sum being the best offer therefor.

CONVEYANCE

Grantor, as receiver of the property of Sree General Partnership, by virtue of the powers vested in him by law, and in consideration of the terms stated above and the sum of Five Hundred Twenty-Five Thousand Dollars ($525,000.00), receipt of which is acknowledged, and under and by virtue of the orders of court, grants, sells, and conveys to NASHVILLE HOSPITALITY CONCEPTS, INC., a Tennessee corporation, grantee, its heirs and assigns forever, all of the estate, title, and interest of Sree General Partnership and its general partners as listed below in and to the following described real estate situated at 970 Murfreesboro Road, City of Nashville, County of Davidson, State of Tennessee, which I possess as receiver, and described as follows:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Millwood, Section I, as of record in Book 4460, page 84, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 2 begins at a point on the easterly right-of-way of Murfreesboro Road said point being the common corner of Millwood Development Corporation property and Louise Martinez property; thence along the common property line of the before mentioned properties N 30° 53′ 35" E 600.00 feet to a point; thence S 49° 00′ E 165.15 feet to a point on the westerly right-of-way of 60 foot proposed road; thence along said right-of-way and

also being along a curve having a radius of 300.00 feet, a distance of 143.04 feet to a point; thence S 16° 00' E 100.03 feet to a point; thence S 41° 00' W 258.16 feet to a point; thence N 49° 00' W 105.00 feet to a point; thence S 41° 00' W 175.00 feet to a point on the easterly right-of-way of Murfreesboro Road; thence along said right-of-way N 49° 00' W 136.00 feet to the point of beginning and containing 3.18 acres.

Being the same property conveyed to Pradeep Kakkad, Krishnalal Patel, Seshan Natarajan, Vijaychandra M. Patel, Chilakammari Yeshwant, Mohammad Ghani, Dileep Patel and Sushil Bagri, d/b/a Sree General Partnership, by Warranty Deed from Sree, Inc., dated the 30th day of December, 1985, and appearing of record in Book 6749, page 553, Register's Office for Davidson County, Tennessee.

This is improved property known as 970 Murfreesboro Road, Nashville, Tennessee 37217.

Grantee shall have and hold the same with all privileges and appurtenances thereunto belonging as fully and completely as grantor, as receiver, by virtue of judgments, orders, and authority of court, and all statutes made and provided in such case, might or should sell or convey the same.

This conveyance is subject to an order of the Chancery Court for Davidson County, Tennessee, confirming said sale.

This conveyance is further subject to a lien for real estate taxes for the years 1993 and 1994.

IN WITNESS WHEREOF, grantor, as receiver of Sree General Partnership, has executed this instrument at Nashville, Tennessee, on the 9th day of October, 1994.

JAMES W. PRICE, JR.
RECEIVER OF SREE GENERAL PARTNERSHIP

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, James W. Price, Jr., Receiver of Sree General Partnership, with whom I am personally acquainted, and who after being duly sworn acknowledged that he executed the within instrument for the reasons therein contained and that the statements contained therein are true and correct to the best of his information, knowledge and belief.

This 9th day of October, 1994.

Notary Public

My Commission Expires:
9-16-95

NOTARY PUBLIC DAVIDSON COUNTY, TN

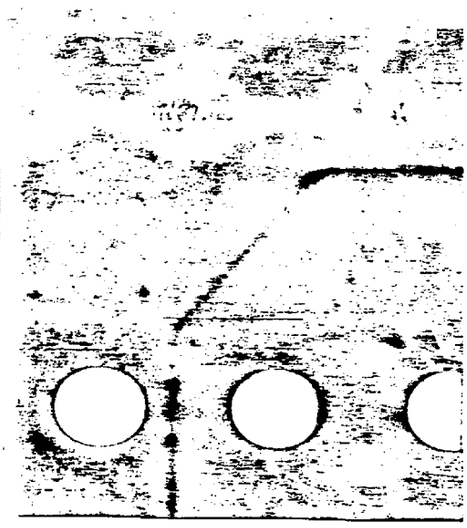
98851
IDENTIF. & REFERENCE

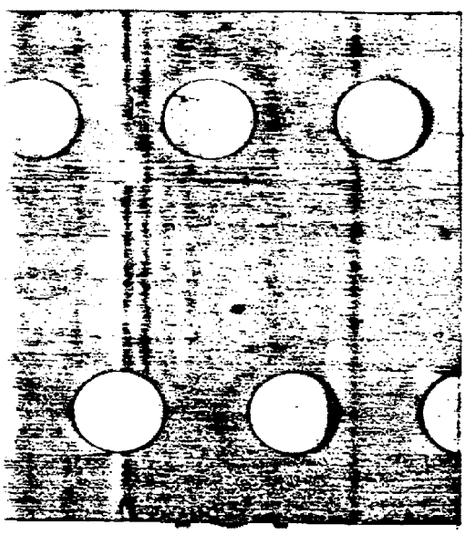
10/02/94
SREE.RD

94 OCT 11 PM 2:19
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

7015 10/11 0101 03CHECK 1951.50





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

RECEIVED OF _____

FOR _____

BOOK 9490 PG 235

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	525000.00
CON TX	1942.50
PRFEE	1.00
WDEED	8.00
TOTAL	1951.50
CHECK	1951.50

10/11/94 01 14:49 0001 7015

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98851
IDENTIF. & REFERENCE

94 OCT 11 PM 2:50
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 843229