BOOK 9606PG375

FB12
JR

FROM: AMERICAN BREAD COMPANY

TO: LEWIS BROTHERS BAKERIES INCORPORATED OF TENNESSEE

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
Lewis Brothers Bakeries Incorporated of Tennessee 847 Sixth Street Murfreesboro, TN 37130	(same)	Map 103-2 Parcel 153

PREPARED BY: WALLER LANSDEN DORTCH & DAVIS, Attorneys at Law, 511 Union Street, Suite 2100, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
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 the 22nd day of February, 1995.

Notary Public

My Comm. Expires: 7/16/95

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, American Bread Company, a Tennessee corporation, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Lewis Brothers Bakeries Incorporated of Tennessee, a Tennessee corporation, hereinafter called the GRANTEE, its successors or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(See EXHIBIT A attached hereto and incorporated by reference as fully as though copied herein)

This is improved property located on White Bridge Pike, Nashville, Tennessee.

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

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEE, its successors or assigns, solely against the lawful claims of all persons claiming through and under GRANTOR by virtue of matters first occurring after January 27, 1993 with respect to the surviving corporation of the merger of American Bread Company with and into Evers Baking Co., Inc., excluding those matters set forth on Exhibit B attached hereto, but not further or otherwise. Without limiting the generality of the foregoing limitation of claims, Grantor

does not warrant and shall not defend against claims by any persons claiming through or under the American Bread Company that is the predecessor to the current American Bread Company prior to its merger with Evers Baking Co., Inc., or claiming through or under any other persons whatsoever. Wherever used, the singular number 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 caused this Special Warranty Deed to be executed on the 22nd day of February, 1995.

AMERICAN BREAD COMPANY,
a Tennessee corporation

BY: Richard Crow

TITLE: Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Richard Crow, as Vice President of American Bread Company, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon [illegible] oath acknowledged himself to be Vice President of American Bread Company, a Tennessee corporation, the within named bargainor, and that he, as such Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the names of the corporation by himself as Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 22nd day of February, 1995.

Notary Public

NOTARY PUBLIC

My Commission Expires: 9/11/95

EXHIBIT A

Land in Davidson County, Tennessee, being part of Lot No. 25 on the Map of the C. C. Vernon Subdivision, as of record in Book 161, page 164, Register's Office for said County, and described as follows:

Beginning at the northeast intersection of White Bridge Road, and Corbett Lane, thence with the margin of White Bridge Road, northerly 160 feet, more or less, to the northwest corner of the property conveyed to Louise Brown, by deed in Book 3343, page 255; thence with her southerly line, easterly 150 feet, more or less, to a point in the westerly line of the property conveyed to Will Pollard Ackerman and wife, by deed in Book 3578, page 504; thence with his line, southerly 152 feet, more or less, to a point in the northerly margin of Corbett Lane; thence with the margin of the same, westerly 150 feet, more or less, to the point of beginning.

Being the same property conveyed to American Bread Company by deed from Naomi Green, a widow, of record in Book 4358, page 254, said Register's Office.

INCLUDED in the above-described tract, but specifically EXCLUDED THEREFROM is the property conveyed to the Metropolitan Government of Nashville & Davidson County, Tennessee, of record in Book 4783, page 344, Register's Office for Davidson County, Tennessee.

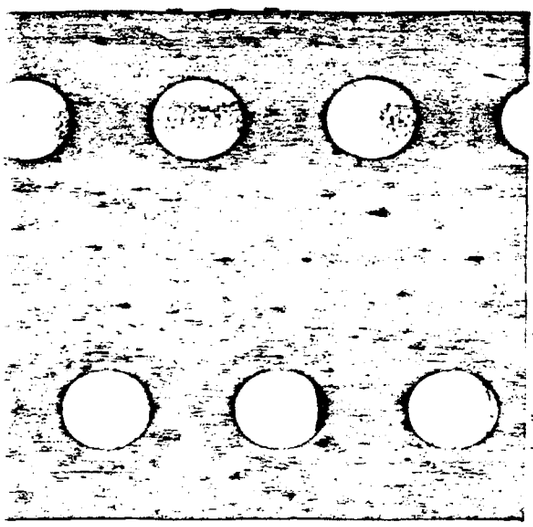
EXHIBIT B

This conveyance is made subject to the following exceptions:

1. 1995 Metropolitan Government taxes.

2. Tennessee Deed of Trust, Assignment of Rents, Security Agreement and Fixture Filing for Commercial Purposes, from American Bread Company, a Tennessee corporation, to Cynthia N. Sellers, Trustee, a resident of Davidson County, Tennessee, dated January 27, 1993, of record in Book 8852, page 108, said Register's Office, payable to First American National Bank, a national banking association.

37871
IDENTIFICATION REFERENCE
95 FEB 28 PM 3:58
DAVIDSON COUNTY, TN.
5795 02/28 0101 03CHECK 1219.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

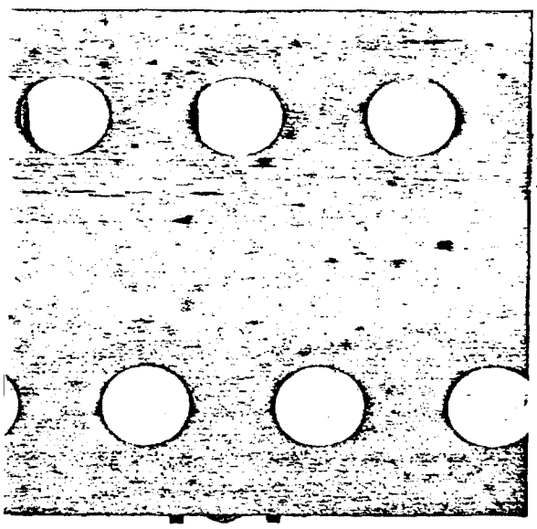
FOR _____

BOOK 9696 PG 379

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 16.00	
			TOTAL 1219.50	
			CHECK 1219.50	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02-28795 01 15:39 0001 5795



37874
IDENTIFICATION REFERENCE

95 FEB 28 PM 3:38
REGISTER
DAVIDSON COUNTY, TN.

No. 885461