BOOK 9611 PG 109

44

STATE OF Alabama)
COUNTY OF Jefferson)

The actual consideration or value, whichever is greater, for this transfer is $1,402,576.50.

COLONIAL BANK
By: E. Dawayne Vandermark
Affiant

Subscribed and sworn to before me this 28th day of February, 1995.

Deborah A. Pickens
Notary Public

My Commission expires: 10/9/96

This instrument prepared by:

Gullett, Sanford, Robinson & Martin
230 Fourth Avenue, North
P. O. Box 198888
Nashville, TN 37219-8888

Address new owner as follows:	Send Tax Bills to:	Map-Parcel Numbers:
Colonial Bank P. O. Box 1887 Birmingham, AL 35201-1887	SAME	Map 147-4 Parcel 1

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 consideration, the receipt of which is hereby acknowledged, **TRICARE PROPERTIES-NASHVILLE, LTD., an Alabama limited partnership** ("Grantor"), has bargained and sold and by these presents does transfer and convey unto **COLONIAL BANK** (formerly known as The Colonial Bank-Northern Region), an Alabama state chartered bank ("Grantee"), its successors and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described on Exhibit A attached hereto and incorporated herein by reference (the "Property").

The Property is improved property, located at 344 Wallace Road, Nashville, Davidson County, Tennessee 37211.

THIS CONVEYANCE IS SUBJECT to the following matters:

1. 1995 property taxes, a lien not yet due and payable.

2. Construction Loan Deed of Trust, Assignment of Rents and Security Agreement (the "Deed of Trust"), executed by Tricare Properties, Inc., an Alabama corporation, to Justin T. Milam, Trustee, dated July 12, 1989, of record in Book 7888, page 326, Register's Office for Davidson County, Tennessee, securing The Colonial Bank- Northern Region (now known as Colonial Bank), an Alabama state chartered bank.

3. Collateral Assignment of Rents and Leases in favor of The Colonial Bank-Northern Region (now known as Colonial Bank), an Alabama state chartered bank, of record in Book 7888, page 339, Register's Office for Davidson County, Tennessee.

4. UCC-1 Financing Statement naming The Colonial Bank-Northern Region (now known as Colonial Bank) as secured party, of record in Book 7888, page 346, Register's Office for Davidson County, Tennessee, as continued by UCC-3 Continuation Statement of record in Book 9460, page 589, Register's Office for Davidson County, Tennessee.

5. Matters shown on the Plan of record in Book 2331, Page 42, Register's Office for Davidson County, Tennessee.

6. Restrictive covenants of record in Book 2440, page 199, Register's Office for Davidson County, Tennessee.

7. Matters shown on the survey of Dale and Associates, dated September 27, 1988, revised June 26, 1989, Job No. 88252.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns, forever; and Grantor does covenant with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is an absolute conveyance of all of Grantor's right, title, and interest in and to the Property; and Grantor shall have no further interest or claim in or to the property of any kind whatsoever.

IT IS THE INTENTION of the Grantee and Grantor that the interest of Grantee acquired hereby shall not merge with or extinguish any other interest of the Grantee in the Property and that the Deed of Trust listed as No. 2 above not merge with the title acquired by the Grantee pursuant to this deed. No such merger will occur unless and until such time as the Grantee (or the Grantee's successor's and assigns) executes and duly records a written instrument specifically effecting such a merger or otherwise extinguishing the lien of the Deed of Trust. Accordingly, unless and until such an instrument is executed and recorded, the Deed of Trust referenced above will remain a valid and continuing lien and security interest against, in, and to the Property.

BOOK 9611 PG 111

WITNESS our hand this 28 day of FEBRUARY, 1995.

GRANTOR:

TRICARE PROPERTIES-NASHVILLE, LTD.,
an Alabama limited partnership

By: Tricare Properties, Inc., General Partner

By: George B. Warren Sr.

Name: GEORGE B. WARREN SR.

Title: PRESIDENT

STATE OF Alabama)
COUNTY OF Jefferson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, George B. Warren Sr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 28th day of February, 1995.

Deborah A. Pickens
Notary Public

My Commission Expires: 10/9/96

39304

IDENTIF. & REFERENCE

95 MAR -3 PM 3:53

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7321 03/03 1101 03CHECK 5206.62

BOOK 9611 PG 112

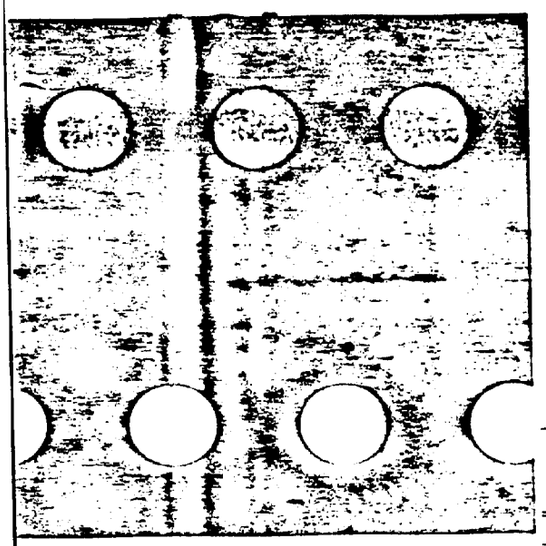
EXHIBIT A

Legal Description

Land situated in Nashville, Davidson County, Tennessee, being more particularly described, according to a survey of Dale and Associates, dated September 27, 1988, revised June 26, 1989, Job Number 88252, as follows:

Beginning at a point situated at the intersection of the northerly margin of Wallace Road and the easterly margin of Old Welch Road; thence, with the easterly margin of Old Welch Road, N 00° 53' 09" E, a distance of 258.01 feet to a point in the southerly margin of Old Wallace Road; thence, with the southerly margin of Old Wallace Road, N 84° 02' 27" E, a distance of 191.85 feet to a point; thence, N 58° 38' 40" E, a distance of 104.04 feet to a point; thence, N 70° 35' 20" E, a distance of 100.05 feet to a point; thence, around a curve to the right, having a central angle of 51° 41' 19", a radius of 89.01 feet, a length of 80.30 feet, a tangent of 43.11 feet and a chord which bears S 83° 34' 11" E for a distance of 77.60 feet to a point; thence, S 57° 43' 32" E, a distance of 150.25 feet to a point; thence, around a curve to the left, having a central angle of 30° 26' 24", a radius of 138.80 feet, a length of 73.74 feet, a tangent of 37.76 feet and a chord which bears S 72° 56' 27" E, for a distance of 72.88 feet to a point; thence, S 88° 07' 00" E, a distance of 154.30 feet to a point at the intersection of the southerly margin of Old Wallace Road and the northerly margin of Wallace Road; thence, with the northerly margin of Wallace Road, around a curve to the left having a central angle of 9° 37' 42", a radius of 1,549.73 feet, a length of 260.43 feet, a tangent of 130.52 feet, and a chord which bears S 74° 48' 39" W, for a distance of 260.12 feet to a point; thence, S 69° 23' 31" W, a distance of 373.41 feet to a point; thence, around a curve to the right, and having a central angle of 13° 39' 10", a radius of 890.00 feet, a length of 212.07 feet, a tangent of 106.54 feet, and a chord which bears S 76° 14' 20" W, for a distance of 211.57 feet to the point of beginning and containing 3.16 acres of land more or less.

Being the same property conveyed to Tricare Properties, Inc., by deed from George B. Warren, Sr., and George B. Warren, Jr., of record in Book 7888, page 323, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Tricare Properties-Nashville, Ltd., by deed from Tricare Properties, Inc., of record in Book 8155, page 813, Register's Office for Davidson County, Tennessee.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

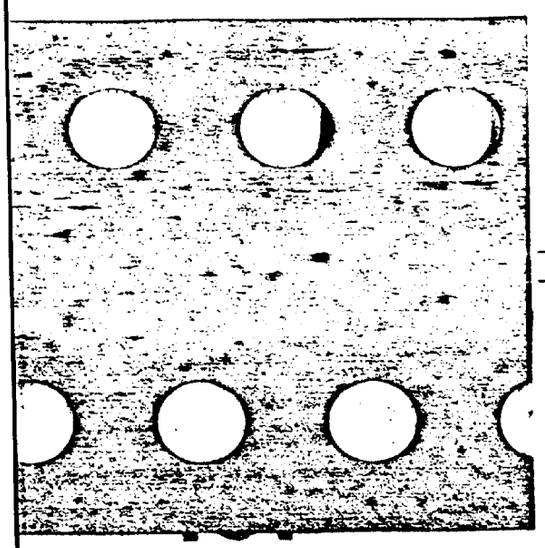
RECEIVED OF _____

FOR _____

BOOK 9611 PG 113

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 1402576.50
CON TX 5189.62
PRFEE 1.00
WDEED 16.00
TOTAL 5206.62
CHECK 5206.62

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/03/95 01 15:54 0001 7321

39304
IDENTIF. ↑ REFERENCE

95 MAR -3 PM 3:53

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 886969