BOOK 9656 PG 677

WARRANTY DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Arne M. Thirup Trust c/o Pajaro Valley Greenhouse P. O. Box 69 Watsonville, California 95077	SAME	10.6-02-0 053.00 Field Book 02D/64236

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $250,000. Subscribed and sworn to before me, this the 27th day of April, 1995.

Affiant

Notary Public
My Commission Expires: 9-16-98

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the Grantee, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Interstate Properties has this day bargained and sold, and does hereby transfer and convey until the said Arne M. Thirup Trust, its heirs, successors and assigns, certain real estate in Davidson County, Tennessee, described on **Exhibit A** hereto which is incorporated herein by reference.

The property described in **Exhibit A** is conveyed subject to all matters shown on the plan of record in Book 6050, page 84.

This is improved property known as 925 Twin Elms Court, Nashville, Tennessee.

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

It 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.

Witness its hand this 27th day of April, 1995.

PICK-UP

This instrument prepared
by Brewer Krause Brooks & Mills (JJ)
611 Commerce Street, Ste 2600
Nashville, TN 37203

95 APR 27 PM 3:52
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

55457
IDENTIF. + REFERENCE

INTERSTATE PROPERTIES, a Tennessee Partnership

By: Larry White
LARRY WHITE, PARTNER

STATE OF SOUTH CAROLINA)
COUNTY OF ANDERSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said State and County, Larry White with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Partner in Interstate Properties, the within named bargainor, a partnership, and that he as such Partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the Partnership by himself as Partner.

Witness my hand and seal, at office in PIEDMONT, South Carolina, this 21st day of April, 1995.

Joanne R. Strawn
NOTARY PUBLIC

JOANNE R. STRAWN NOTARY PUBLIC SOUTH CAROLINA

My Commission Expires:

08-12-2002

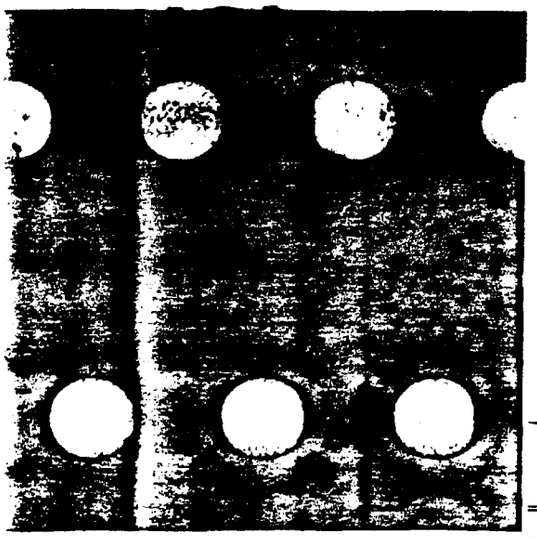
PAJARO.DSK/WARANTY.DEED

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Elm Hill Business Center, Section Seventeen, as of record in Book 6050, page 84, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to INTERSTATE PROPERTIES, a Tennessee general partnership, by Deed from Ervin M. Entrekin, Trustee, of record in Book 6679, page 399, Register's Office for Davidson County, Tennessee.

SESS 04/27 0101 03CHECK 938.00



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

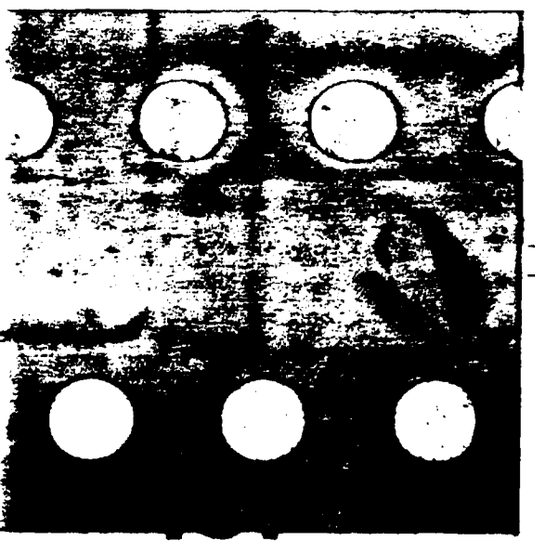
RECEIVED OF _____

FOR _____

BOOK 9656PG680

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



SAMT	
	250000.00
CON TX	925.00
PRFEE	1.00
WDEED	12.00
TOTAL	938.00
CHECK	938.00

04/27/95 01 15:52 0001 5163

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55457
IDENTIF. ↑ REFERENCE

95 APR 27 PM 3:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 904604