WARRANTY DEED

BOOK 9765 PG 43

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 210,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF June 19 95
Notary Public
MY COMMISSION EXPIRES: January 20, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
BEATY TITLE COMPANY, 668 Nashville Pike /Second Floor, Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WINYAH PROPERTIES, L.L.C. (NAME)	Winyah Properties, L.L.C. (NAME)	Map 92
1805 Hayes Street (ADDRESS)	1805 Hayes Street (ADDRESS)	Group 12
Nashville, Tn 37205 (CITY) (STATE) (ZIP)	Nashville, Tn 37203 (CITY) (STATE) (ZIP)	Parcel 471

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, HAYES STREET, INC., A TENNESSEE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WINYAH PROPERTIES, L.L.C., TENNESSEE LIMITED LIABILTY CO

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 118 on the Plan of John Boyd's Home Tract as of record in Book 21, Page 39, Register's Office of said County.

SAID Lot No. 118 fronts 50 feet on the South side of Hayes Street and runs back between parallel lines, 180 feet to a 20 foot alley.

BEING the same property conveyed to Hayes Street, Inc. by deed from 1805 Hayes Street Associates, a Tennessee general partnership composed of J. Greg Hardeman, Gary W. Jerkins, Gerald Jerkins, Al Phillips, Jr., William Jerry Goad, Ernest A. Clevenger, C. Turney Stevens and C. Turney Stevens, Jr. of record in Book 8546, Page 329, Register's Office of Davidson County, Tennessee.

0090355
IDENTIF. ↑ REFERENCE

95 AUG 17 AM 9:43
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

3396 08/17 0101 03CHECK 897.00

RECORDING MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT MAY BE UNSATISFACTORY WHEN RECEIVED

This is unimproved ( )
This is improved (X) property, known as 1805 Hayes Street, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise hereon set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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.

Witness my hand this 29th day of June 19 95

HAYES STREET, INC., A TENNESSEE CORPORATION
By: W. Mark Gill
W. Mark Gill, President

BOOK 9765 PG 44

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

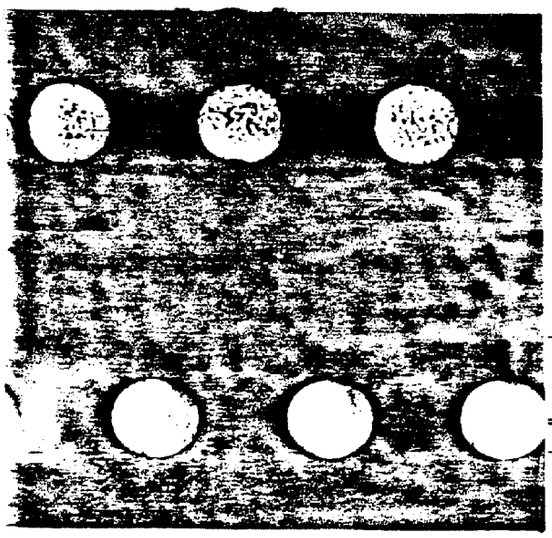
STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Davidson

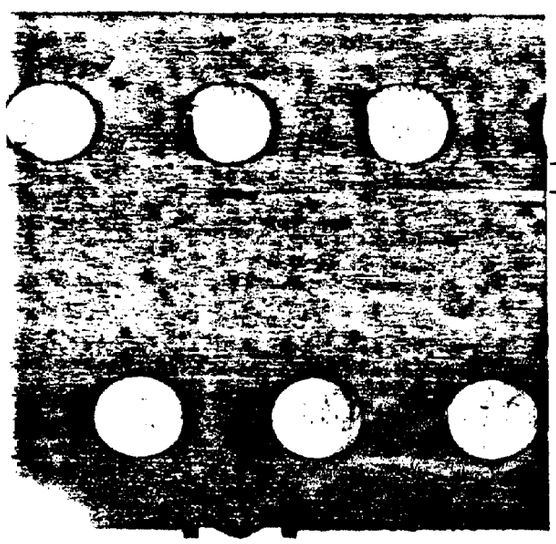
Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared W. Mark Gill and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the HAYES STREET, INC. the within named bargainor, and corporation, and that he as such President and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said W. Mark Gill as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at ~~Gallatin~~, Nashville TN on this the 29th day of June 19 95.

My commission expires January 20, 1999

Kimberly R. Hughes
Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 9765 PG 45

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	
				240000.00
			CON TX	888.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	897.00
			CHECK	897.00
08/17/95	01		09:45 0001	3396

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0090355
IDENTIF. ↑ REFERENCE

95 AUG 17 AM 9:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 942370