FROM: COMMODORE PRODUCTS CORPORATION, A TENNESSEE CORPORATION

TO: T & H PARTNERS, A TENNESSEE GENERAL PARTNERSHIP

BOOK 9910 PG 871

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
T & H Partners	SAME	Map 120
621 Norris Avenue		Parcels
P.O. Box 40684		156 & 37
Nashville, Tn. 37204		

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, 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 $900,000.00.

Affiant

Subscribed and sworn to before me, this the 5th day of January, 1996.

Notary Public

My Comm. Expires: 11/25/97

GENERAL 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 and sufficiency of which are hereby acknowledged, Commodore Products Corporation, a Tennessee corporation, hereinafter referred to as "GRANTOR, has bargained and sold, and by these presents does transfer and convey unto T & H Partners, a Tennessee general partnership, hereinafter called "GRANTEE", its successors 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 Nos. 1 and 2 on the Plan of Commodore Products Subdivision, of record in Book 7900, page 743, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Commodore Products Corporation, a Tennessee corporation, by deed from Elizabeth Morgan, an unmarried woman, of record in Book 2136, page 237, Register's Office for Davidson County, Tennessee.

Said property is transferred subject to the following:

1. 1996 Metropolitan Government taxes.

2. All matters as shown on the Plan of record in Book 7900, page 743, said Register's Office.

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3. Lease by and between Commodore Products Corporation, a Tennessee corporation (Lessor) and The Lamar Corporation (Lessee) of record in Book 7265, page 744, said Register's Office.

4. All matters as shown on the As-Built Survey dated January 5, 1996, prepared by R. Scot Cherry, Cherry Land Surveying, R.L.S. TN. 1512.

5. Rights of tenants pursuant to unrecorded leases.

This is property known as 1350 Murfreesboro Road, Nashville, Tennessee 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land 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 said land to the said GRANTEE, its successors 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 its hand this 5th day of January, 1996.

COMMODORE PRODUCTS CORPORATION, a
Tennessee corporation

BY: William C Mesner
William C. Mesner, President

5224 01/05 0101 03CHECK 3339.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared William C. Mesner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be President of Commodore Products Corporation, the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 5th day of January, 1996.

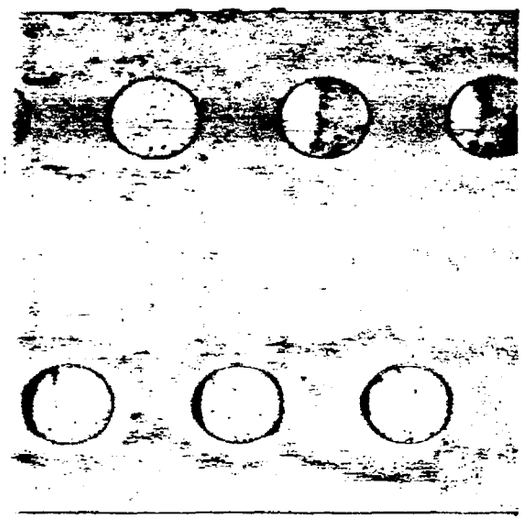
Carol R Rutherford
NOTARY PUBLIC

My Commission Expires: 1/25/97

96 JAN -5 PM 3:57
FILED & RECORDED
DAVIDSON COUNTY, TN

0138482
IDENTIF. & REFERENCE

1003925B
14010805



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

RECEIVED OF _____

FOR _____

BOOK 9910 PG 873

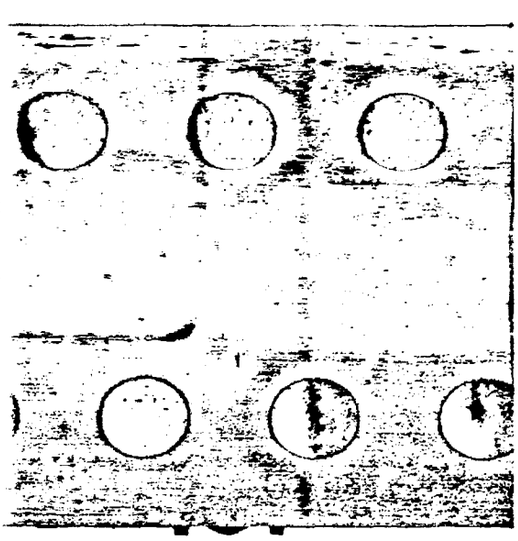
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

	DAMT
	900000.00
CON TX	3330.00
PRFEE	1.00
WDEED	8.00
TOTAL	3339.00
CHECK	3339.00

01/05/96 01 16:00 0001 5224

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0138482
IDENTIF. # REFERENCE

96 JAN -5 PM 3:57
FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN.

No. 993573