BOOK 10227 PG 331

CMC
Tax 96

This Instrument Prepared By:
Glen A. Civitts
Harwell Howard Hyne Gabbert & Manner, P.C.
1800 First American Center
315 Deaderick Street
Nashville, Tennessee 37238-1800

Address New Owner:
Charlotte Pike Redevelopment Group, LLC
1919 Charlotte Pike
Nashville, TN 37203

Send Tax Bills To:
Same

Map-Parcel Numbers
Map 92-11, Parcel 364
Map 92-12, Parcel 50
Map 92-12, Parcel 51

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) Dollars and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Pinnacle Rehabilitation, Inc., a Tennessee corporation ("Grantor"), has bargained and by these presents does transfer and convey unto Charlotte Pike Redevelopment Group, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, certain real property in Davidson County, Tennessee, described as follows (the "Property"):

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever. Grantor does covenant with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered, except for those items set forth on the attached **Exhibit B.** Grantor does further covenant and bind itself, its successors and representatives to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons claiming by or through Grantor, but no further or otherwise.

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WITNESS our hands this 11 day of October, 1996.

PINNACLE REHABILITATION, INC.

By: Lawrence R. Deering
Lawrence R. Deering,
Chief Operating Officer

STATE OF CONNECTICUT)
COUNTY OF Newhondon) ss. New London

Before me, notary public of the state and county aforesaid, personally appeared Lawrence R. Deering, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be Chief Operating Officer, (or other officer authorized to execute the instrument), of Pinnacle Rehabilitation, Inc. within named bargainor, a Tennessee corporation, and that he as such officer, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as such officer.

Witness my hand and seal, at office in New London, CT this 11 day of October, 1996.

Melanie S Degler
Notary Public

My Commission Expires: 9/30/97

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STATE OF TENNESSEE)
COUNTY OF Knox)

The actual consideration for this transfer or value of property (whichever is greater) is $3,525,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me,
this 15th day of October, 1996.

Notary Public

My Commission Expires: April 29, 1997

EXHIBIT A

LEGAL DESCRIPTION

Parcel I

Tract 1

BEING a tract of land situated in the First Civil District of Davidson County, Tennessee, and being Lot No. 1 on the Plan of Peter A. Cartwright's Subdivision of record in Plat Book 57, Page 128, Register's Office for Davidson County, Tennessee, a portion of Division "B" of the Plan of Murphy Land Company Property of record in Plat Book 161, Page 126, said Register's Office, and a portion of Alley No. 900 as closed by Metro Council Bill No. 86-1545, and more particularly described according to a survey prepared by R. L. Montoya-Land Surveying, Inc., dated September 17, 1996, as follows:

BEGINNING at an iron rod in the southerly margin of Charlotte Pike, being the northeast corner of Lot No. 1 of the Peter A. Cartwright's Subdivision and the northwest corner of 1915 Charlotte Developers Property, as of record in Book 7017, Page 860, said Register's Office; thence leaving said margin and running with a common line of said Charlotte Developers Property South 26° 22' 53" East 147.40 feet to a P.K. nail in the north margin of Alley No. 888; thence with said margin South 66° 41' 38" West 59.25 feet to a P.K. nail in the center of Alley No. 900 (closed by Metro Council Bill No. 86-1545); thence with the center of said alley South 26° 14' 54" East 33.99 feet to an iron rod; thence leaving the center of said closed alley 63° 44' 35" West 191.84 feet to an iron rod in the easterly margin of Twentieth Avenue, North, also being the southwest corner of Lot No. 93 of Division "B" of the Plan of Murphy Land Company; thence with said margin North 26° 14' 48" West 229.61 feet to an iron rod being the southerly point of a return curve to the right having a delta of 105° 49' 50", a radius of 15.00 feet, a tangent of 19.84 feet, a length of 27.71 feet, and a chord of North 26° 40' 10" East 23.93 feet to a point in the southerly margin of Charlotte Pike; thence with said margin North 79° 35' 07" East 240.70 feet to the point of beginning containing 51,640 square feet, or 1.19 acres, more or less, according to said survey.

BEING the same property conveyed to Therapeutic Consultants, Inc. by deed from William J. Hart, Trustee, of record in Book 7325, Page 74, said Register's Office and being part of the property conveyed by deed from J.J.R.A.M.C., Inc., as of record in Book 7491, Page 966, said Register's Office. By Articles of Amendment to the Charter of Therapeutic Consultants, Inc., of record in Book 8219, Page 710, said Register's Office, Therapeutic Consultants, Inc. changed its corporate name to Pinnacle Rehabilitation, Inc.

Tract 2

BEING a Perpetual Easement granted by Pinnacle Rehabilitation, Inc. as of record in Book 8741, Page 719, Register's Office for Davidson County, Tennessee, which Perpetual Easement provides in pertinent part that the same shall not merge but shall remain in full force and effect notwithstanding the common ownership of the real property described as Tract No. 1, above.

EXHIBIT B

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1. Taxes for 1996, a lien but not yet due and payable.

2. All matters shown on the As-Built Survey of R.L. Montoya - Land Surveying, Inc., dated September 17, 1996, Job No. 96-8-87.

3. Easements and rights contained in Ordinance No. 86-1545 closing a portion of Alley #900, said Alley having the location shown on the above referenced survey.

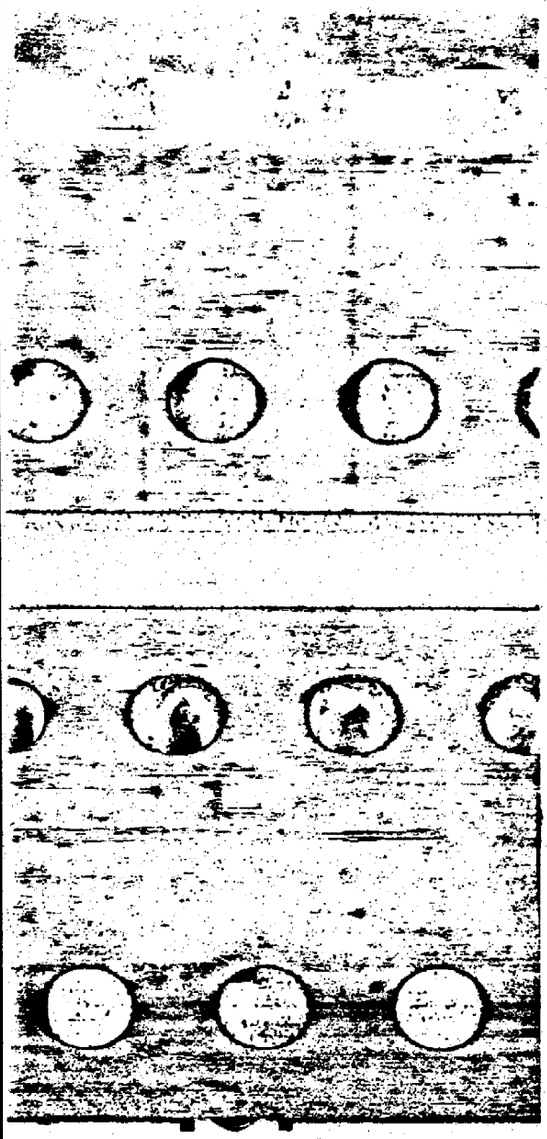
0749 10/16 0101 03CHECK 13067.50

0236814

IDENTIFICATION REFERENCE

96 OCT 16 PM 4:17

REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

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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	
				3525000.00
			CON TX	13042.50
			PRFEE	1.00
			WDEED	24.00
			TOTAL	13067.50
			CHECK	13067.50
10/16/96	01		16:20 0001	0749

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0236814
IDENTIFICATION REFERENCE

96 OCT 16 PM 4:17
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

№ 1077784

No. [redacted]