ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
First Empire Corporation (NAME)	SAME (NAME)	Map 53
P. O. Box 101523 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 10 Map 53 Parcel 10.1
Nashville, Tennessee 37224 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of One Hundred Sixty Thousand -------- And No/00 -------- ($160,00.00) ---------- DOLLARS

cash, the receipt of which is hereby acknowledged, and for other good and valuable considerations, Old Hickory Land Partnership, a Tennessee General Partnership,

BOOK 10248 PG 162

have bargained and sold, and by these presents do transfer and convey unto the said First Empire Corporation, a Delaware Corporation,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

See "Exhibit A" attached hereto and incorporated herein by reference

95 NOV -4 PM 12:41

DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0243132

PICK-UP

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is unimproved (XX) improved ( ) property, known as Map 53, Parcels 10 and 10.1 - 4th Civil District
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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 herein 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.

Whenever 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 our hands this 25th day of October, 1996.

General Partner
Old Hickory Land Partnership

BOOK 10248 PG 163

STATE OF ~~TENNESSEE~~ VIRGINIA

COUNTY OF Chesterfield

Personally appeared before me, Janice M. Kendall, a Notary Public in and for said County and State, the within named Lloyd Mason Poe, a general partner of Old Hickory Land Partnership,

the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Chesterfield Virginia, this 25th day of October, 1996.

My commission expires Oct 31, 1999 Notary Public Janice M. Kendall

STATE OF ~~TENNESSEE~~ Georgia

COUNTY OF Cobb

Before me, KENNETH L. MAKANT, JR., a Notary Public of the State and County aforesaid, personally appeared MR. ANDY L. SCHOEPF and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be ~~HE~~ a general partner ~~OF~~ of Old Hickory Land Partnership, the within named bargainor, ~~THAT~~, and that he as such partner ~~HE~~, executed the foregoing instrument for the purpose therein contained by signing the name of ~~THE PARTNERSHIP~~ himself as such general partner and attesting the same by ~~THEIR~~ himself as such general partner.

Witness my hand and seal, at office in Gwinnett County, Georgia, this 31st day of OCTOBER, 1996.

Notary Public

Commission expires August 22, 2000

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 160,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

James A. Carney

Sworn to and subscribed before me this 25th day of October, 1996.

My commission expires 5/23/98 Notary Public Beverly M. Wells

This instrument was prepared by:

JAMES A. CARNEY, ATTORNEY, 905 STAHLMAN BLDG., NASHVILLE, TN 37201

Name Address

WARRANTY DEED

FROM Old Hickory Land Partnership, etc.

TO First Empire Corporation, etc.

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

Tract I:

Beginning at a found concrete monument in the southwest corner of Fairway View Subdivision, Section One, as recorded in Deed Book 3106, page 111, Register's Office of Davidson County; thence South 83 degrees 36 minutes 05 seconds East for a distance of 327.60 feet to a found concrete monument, the southeast corner of Fairway View, Section One, the west line of Fairway View, Section Two; thence South 12 degrees 45 minutes 01 seconds West for a distance of 173.80 feet to a found concrete monument; thence South 15 degrees 57 minutes 00 seconds East for a distance of 1337.93 feet to a found concrete monument; thence South 23 degrees 12 minutes 00 seconds East for a distance of 88.53 feet; thence South 32 degrees 31 minutes 00 seconds East for a distance of 396.60 feet; thence South 29 degrees 34 minutes 00 seconds East for a distance of 590.05 feet; thence North 59 degrees 30 minutes 00 seconds East for a distance of 294.63 feet to the south margin of Hurst Drive; thence South 30 degrees 29 minutes 00 seconds East for a distance of 213.86 feet; thence South 72 degrees 26 minutes 00 seconds East for a distance of 431.60 feet to the west bank of a branch; thence South 02 degrees 07 minutes 00 seconds East for a distance of 152.90 feet; thence South 05 degrees 50 minutes 00 seconds West for a distance of 52.80 feet; thence South 25 degrees 30 minutes 00 seconds West for a distance of 221.50 feet; thence South 33 degrees 16 minutes 00 seconds West for a distance of 148.20 feet; thence South 43 degrees 20 minutes 00 seconds West for a distance of 151.00 feet; thence South 50 degrees 02 minutes 00 seconds West for a distance of 113.50 feet; thence South 34 degrees 52 minutes 00 seconds West for a distance of 114.70 feet; thence South 00 degrees 52 minutes 00 seconds West for a distance of 113.50 feet; thence South 33 degrees 29 minutes 00 seconds East for a distance of 28.60 feet; thence South 03 degrees 16 minutes 00 seconds East for a distance of 94.10 feet; thence South 25 degrees 23 minutes 00 seconds West for a distance of 82.90 feet; thence South 32 degrees 47 minutes 16 seconds West for a distance of 1025.44 feet to a found iron pin on the bank of the Cumberland River; thence North 71 degrees 42 minutes 45 seconds West for a distance of 137.65 feet to a found iron pin, thence North 39 degrees 29 minutes 57 seconds West for a distance of 754.03 feet to a found iron pin; thence North 41 degrees 12 minutes 12 seconds West for a distance of 1109.20 feet to a found iron pin on the bank of said river; thence North 06 degrees 55 minutes 55 seconds East for a distance of 3124.02 feet to the point of beginning. Said property contains 116.1269 acres more or less.

Being the same property conveyed to Old Hickory Land Partnership, a Tennessee General Partnership by deed from Waterford Joint Venture of record in Book 7758, page 449, said Register's Office.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Tract II:

Beginning on an iron pin in a line on the Southerly Edge of The Old Hickory Golf Course Land and located a distance of One (1) Ft. West of the Westerly edge of a Rock Walled W.P.A. Drainage Ditch and running in a Westerly Direction along said golf course Southerly Edge a distance of Four Hundred Thirty-Three (433) Ft. to a One (1) Ft. Square Concrete Monument; thence

Continuing in a Northerly direction along the South-Westerly margin of said golf course land N.-30-58 W. a distance of One Hundred Ninety-Four (194) F. to a point marked by an iron fence post; thence

In a South-Westerly direction a distance of Fifty (50) Ft., to a point marked by an iron pin located in the North-Easterly margin of The Caldwell and Perry Land; thence

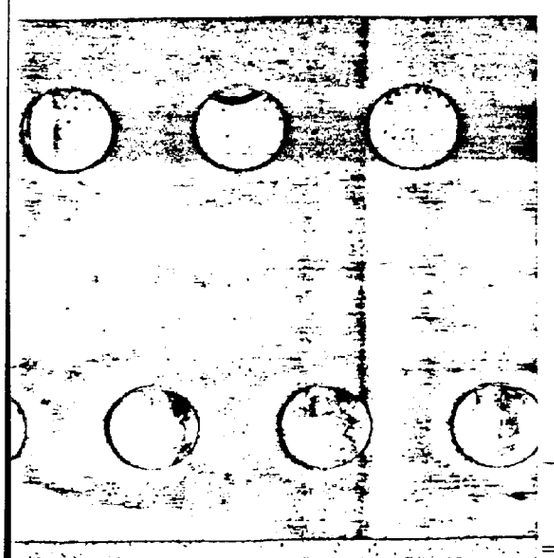
In a South-Easterly Direction and continuing along the North-Easterly Margin of the Caldwell and Perry land S-30-59-E a distance of Two Hundred Fourteen (214) Ft., to an iron pin; thence

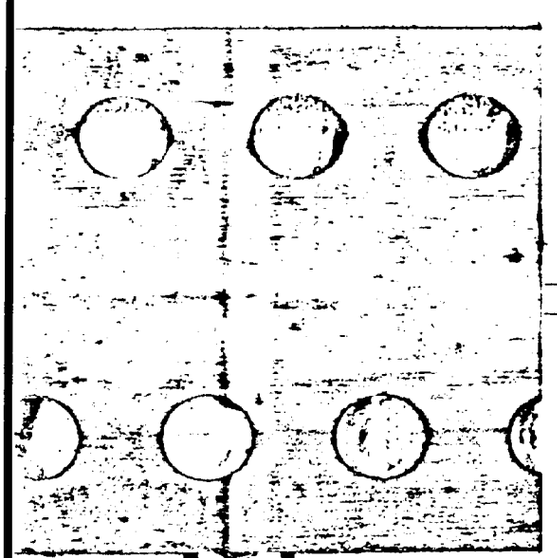
Continuing in an Easterly direction along the Northerly Margin of the Caldwell and Perry Land, South-73-00 E., a distance of Four Hundred Thirty Three (433) Ft., to a point marked by an iron pin located One (1) Ft., distant from the Westerly edge of the Rockwalled W.P.A. Drainage Ditch; thence

In a Northerly direction along the said line One (1) Ft. distant from the Westerly edge of the said W.P.A. Drainage Ditch a distance of Fifty (50) Ft., to an Iron Pin in the Southerly edge of The Old Hickory Golf Course Land, and the Point of Beginning, and containing by Plan-O-Meter Calculation, Seventy-Four One Hundredths (.74) Acres, More or Less.

Being the same property conveyed to Old Hickory Land Partnership, a Tennessee General Partnership by deed from John Sam Caldwell and Peter Perry of record in Book 8838, page 420, said Register's Office.

7581 11/04 0101 03CHECK 609-00





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

RECEIVED OF _____

FOR _____

BOOK 10248 PG 166

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 16000.00~~
				ERR CO
				CAMT 16000.00-
				CAMT 160000.00
				CON TX 592.00
				PRFEE 1.00
				WDEED 16.00
				TOTAL 609.00
				CHECK 609.00
			11/04/96 01	12:44 0001 7581

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0243132
IDENTIF. # REFERENCE

96 NOV -4 P1112:

REGISTER
DAVIDSON COUNTY

No. 1084513