SPECIAL WARRANTY DEED

BOOK 10328 PG 960

N1296-1016L

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 250,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January 19 97

Notary Public

MY COMMISSION EXPIRES: [illegible] 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SECURITY ESCROW & TITLE CO., 1005 8th Avenue South, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dialysis Clinic, Inc. (NAME)	SAME (NAME)	MAP 92-4
1600 Hayes Street, Ste. 300 (ADDRESS)	(ADDRESS)	PARCEL 337
Nashville, Tennessee 37203 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Douglas J. Brown and James H. Sherrod, Jr., Co-Trustees for Michael Ray Clardy; Tricia Denise Clardy; Martha Lynn Sherrod and Terri Ann Cook HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dialysis Clinic, Inc.

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:

A tract of land lying in the 19th Councilmanic District, Metropolitan, Nashville, Davidson County, Tennessee being a portion of Lots 100, 101, 102, 103 and a unnamed lot of the Plan of Lots of Samuel Watkins of record in Plat Book 57, Page 13, R.O.D.C., TN., and being more particularly described as follows:

Beginning at an iron rod set on the northerly margin of Clinton Street (50' R.O.W.) and the easterly margin of Interstate 40 Federal Aid Project Number I-40-4(18)208, said iron rod being 241.20 feet from the intersection of the northerly margin of Clinton Street and the easterly margin of 12th Avenue North;

Thence leaving said Clinton Street with said I-40 North 25 deg. 21' 34" West, 110.39 feet to a building corner on the southerly margin of L & N Railroad;

Thence leaving said I-40 with said L & N Railroad through the following courses:

North 60 deg. 12' 16" East, 32.18 feet to a building corner;

Thence North 63 deg. 51' 37" East, 28.14 feet to a building corner;

CONTINUED

unimproved ( )
This is improved (X) property, known as 1114 Clinton Street, Nashville, Tennessee 37203
(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 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 claiming by, through, or under GRANTORS. 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 our hand & this 15th day of January 19 97

Michael Ray Clardy et al Trust
By: Douglas J. Brown
Douglas J. Brown, Co-Trustee
By: James H. Sherrod Jr. Co-Trustee
James H. Sherrod, Jr., Co-Trustee

BOOK 10328 PG 961

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 DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Douglas J. Brown and James H. Sherrod, Jr. with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Co-Trustee and Co-Trustee respectively of the Michael Ray Clardy et al Trust the within named bargainor, and corporation, and that they as such Co-Trustee and Co-Trustee being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Douglas J. Brown as such Co-Trustee, and attesting the same by the said James H. Sherrod, Jr. as such Co-Trustee.

Witness my hand and official seal at office at Nashville, TN on this the 15th day of January 1997.

My commission expires March 21, 1998 _____
Notary Public

0266890
IDENTIF. & REFERENCE

97 JAN 24 PM 3:42
DAVIDSON COUNTY, TN.

PICK-UP

LEGAL DESCRIPTION CONTINUATION

Thence North 68 deg. 24' 43" East, 102.23 feet to an iron rod set on the westerly line of Alley-Cassetty Coal Co. of record in Deed Book 6433, Page 609;

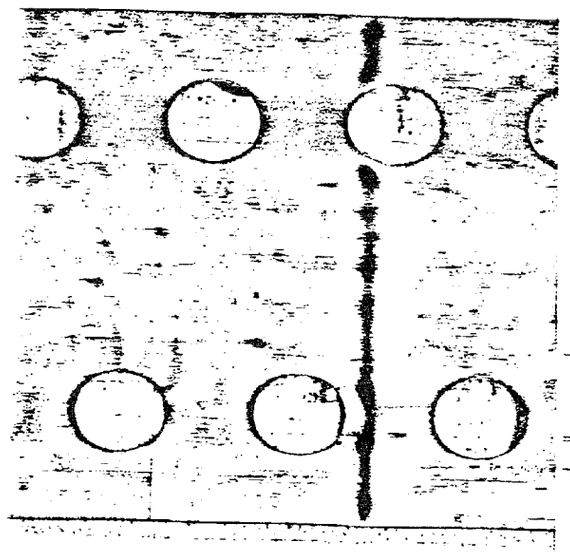
Thence leaving said Railroad property with said Alley-Cassetty Coal Co. South 29 deg. 41' 01" East, 94.00 feet to an iron rod set on the northerly margin of said Clinton Street;

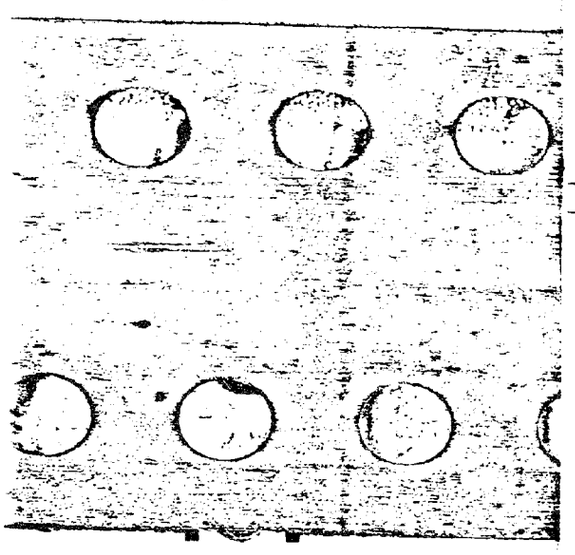
Thence with said margin South 60 deg. 19' 00" West, 169.80 feet to the point of beginning, containing 0.397 acres (17,312 sq. ft.), more or less, as per survey dated January 9, 1997, Job Number 17651.01, by Gresham, Smith and Partners, Gregory L. Finck, TN R.L.S. #1853, 3310 West End Avenue, Nashville, Tennessee 37203.

Being the same property conveyed to Evelyn J. Condra, Trustee for Michael Ray Clardy; Tricia Denise Clardy; Martha Lynn Sherrod and Terri Ann Cook by deed from Robert M. Condra and wife, Evelyn J. Condra of record in Book 5675, Page 21, Register's Office for said County. The said Douglas J. Brown and James H. Sherrod, Jr. appointed Co-Trustees of said Trust by Order in the Probate Court of Davidson County, Tennessee, Case No. 95P-1769, filed December 19, 1995, Probate Court Clerk's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any.

7751 01/24 0101 03CHECK 938.00





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

RECEIVED OF _____

FOR _____

BOOK 10328 PG 963

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	250000.00
			CON TX	925.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	938.00
			CHECK	938.00
01/24/97	01		15:47 0001	7751

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0266890
IDENTIF. & REFERENCE

97 JAN 24 PM 3:42

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

No. 1110227