#483137.3

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MSP)
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED BOOK 10350 PG 70

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Metropolitan Development and Housing Agency 701 South Sixth Street Nashville, TN 37206	Same	93-6-1-99

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, COASTAL DEVELOPMENT COMPANY OF TENNESSEE, LLC, a limited liability company organized under the laws of the State of South Carolina and authorized to do business in the State of Tennessee ("Grantor"), has this day bargained and sold, and does hereby transfer and convey unto METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, a public body and body corporate and politic organized and existing pursuant to Sections 13-20-101 et seq., Tennessee Code Annotated, functioning as a housing authority and urban redevelopment agency in and for the Metropolitan Government of Nashville and Davidson County, Tennessee ("Grantee"), Grantee's successors and assigns, certain real property (the "Property") located in Davidson County, Tennessee described on Exhibit A attached hereto and incorporated herein by reference.

The Property is improved property located at 170 Fourth Avenue North, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property together with all appurtenances, hereditaments, easements, estate, title and interest thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, forever.

GRANTOR covenants and binds itself and its successors to warrant specially and forever defend the title to the Property to Grantee, its successors and assigns, against the lawful claims of all persons claiming through and under Grantor (other than claims arising out of the matters set forth on Exhibit B), but not further or otherwise.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed as of the 31st day of January, 1997.

COASTAL DEVELOPMENT COMPANY OF TENNESSEE, LLC

By: _____
Authorized Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, Charles H. Johnson, Jr., with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Authorized Member of COASTAL DEVELOPMENT COMPANY OF TENNESSEE, LLC, a limited liability company organized under the laws of the State of South Carolina and authorized to do business in the State of Tennessee, and is authorized by the limited liability company to execute this instrument on behalf of the limited liability company.

WITNESS my hand, at office, this 31st day of January, 1997.

_____
Notary Public

My Commission Expires: July 25, 1998

THE RECORDING OF THIS DEED IS EXEMPT FROM THE TENNESSEE RECORDATION TAX BY VIRTUE OF THE PROVISIONS OF TENN. CODE ANN. §67-4-409(f)(1).

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EXHIBIT A

Property Description

Being a parcel of land in Nashville, First Civil District, Nineteenth Councilmanic District, Davidson County, Tennessee, located in the southeasterly quadrant of the intersection of Fourth Avenue North and Church Street, being a part of Lot No. 54 as shown on the plan of the Original Town of Nashville, not of record, and described according to Survey entitled Coastal Development Co. by Barge, Waggoner, Sumner and Cannon, Inc., William C. Watson, TN Lic. No. 1487, dated June 25, 1996, last revised October 29, 1996, as follows:

Beginning at the point of intersection of the southerly right-of-way line of Church Street and the easterly right-of-way line of Fourth Avenue North; thence with said southerly right-of-way line, N 59° 34' 28" E 173.06 feet to the point of intersection with the westerly right-of-way line of Printers Alley; thence with said right-of-way line, S 29° 50' 12" E 105.25 feet to a point; thence, leaving said right-of-way line with the northerly right-of-way line of Alley No. 17 S 59° 39' 14" W 173.03 feet to a point in the easterly right-of-way line of Fourth Avenue North; thence with said right-of-way line, N 29° 51' 00" W 105.01 feet to the point of beginning, containing 18,192 square feet or 0.42 acre, more or less.

Together with all of Grantor's right, title and interest in and to said Alley No. 17, the same being an alley lying immediately south of the above-described tract, and having an irregular width, but shown on said survey as being 11.4 feet in width at Fourth Avenue North, and 10.7 feet in width at Printers Alley.

Being the same property conveyed to Coastal Development Company of Tennessee, LLC by Warranty Deed from Cumberland Plaza Limited Partnership, of record in Book 10103, page 648, as modified by Deed of Correction of record in Book 10187, page 674, Register's Office for Davidson County, Tennessee.

EXHIBIT B

1. 1997 Taxes, a lien not yet due and payable.

2. Settlement Agreement and Covenants of record in Book 6594, page 256, Register's Office of Davidson County, Tennessee.

3. Metropolitan Government of Nashville and Davidson County, Tennessee, Ordinance No. 089-643, as amended, regarding adjacent alley No. 17, and easements for utilities reserved therein.

4. Restrictions contained in Book 9208, page 613, said Register's Office.

5. All matters shown on Survey No. 7642-04, dated June 25, 1996, last revised October 29, 1996, prepared by Barge, Waggoner, Sumner and Cannon, Inc.

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DAVIDSON COUNTY
0273200
IDENTIFICATION REFERENCE