OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

FILE BOX 57

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,275,869.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF July 19 97

NOTARY PUBLIC AT LARGE

My Commission expires:

DAVIDSON COUNTY, TENN. NOTARY PUBLIC

My Commission Expires NOV. 25, 2000

THIS INSTRUMENT PREPARED BY:
Alan T. Fister, Stewart, Estes & Donnell, 424 Church St., 14th Fl., Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Rainbow Motels, LLC	Same	71-6-88
(NAME) 150 West Trinity Lane	(NAME)	
(ADDRESS) Nashville, TN 37207	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

SPECIAL Warranty Deed BOOK 10551 PG 547

For and in Consideration of the sum of $ 1,275,869.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we Jack L. Jenkins and Jenkins Properties, L.P., a Tennessee limited partnership

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto Rainbow Motels, LLC

hereinafter called the **GRANTEE** , their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Lot No. 1 as shown on the Plan of Trinity Commercial Subdivision Section 1 of record in Book 6900, page 993, Register's Office for said County.

Being part of the same property conveyed to Jack L. Jenkins, as to an undivided 60% interest by deed of record in Book 7685, page 189, Register's Office for said County and being the same property conveyed to Jenkins Properties, L.P., a Tennessee limited partnership, as to an undivided 40% interest by deed of record in Book 10208, page 647, Register's Office for said County.

0332627 IDENTIF. ◆ REFERENCE

97 AUG -1 AM 8:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is improved (X) unimproved ( ) property, known as 150 West Trinity Lane, Nashville, TN 37207
(House Number) (Street) (City) (State) (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 **GRANTEE** , their heirs and assigns, forever. We do covenant with said **GRANTEE** 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the **GRANTEE** , their heirs 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.

*claiming by, through, or under GRANTORS

Witness our hands this 31st day of July, 1997.

Jack L. Jenkins

Jenkins Properties, L.P.
By: Jack L. Jenkins Management, Inc., General Partner
By:
Title: President

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10551 PG 548

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Jack L. Jenkins, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 31st day of July, 1997.

My Commission expires:

Kim L. Wilson
Notary Public

KIM L. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

1537 08/01 0101 03CHECK 4729 72

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of DAVIDSON }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Jack L. Jenkins, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the President of Jack L. Jenkins Management, Inc., the General Partner*, the within named bargainor, a corporation (or partnership), and that he, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by him self as such officer (or partner).

Witness my hand and official seal at office this 31st day of July, 1997.

My Commission expires:

Kim L. Wilson
Notary Public

KIM L. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

*of Jenkins Properties, L.P.

My Commission Expires NOV. 25, 2000

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

RECEIVED OF _____

FOR _____

BOOK 10551 PG 549

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
1275869.00
CON TX 4720.72
PRFEE 1.00
WDEED 8.00
TOTAL 4729.72
CHECK 4729.72

08/01/97 01 08:32 0001 153

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0332627
IDENTIF. ↑ REFERENCE

97 AUG -1 AM 8:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1181165