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41

SPECIAL WARRANTY DEED

TO:	Davenport Investments, LLC	This instrument was prepared by: C. Mark Carver, Esq.
FROM:	J. Harold Wallace and wife, Jean L. Wallace	Farris, Warfield & Kanaday, PLC SunTrust Center, 18th Floor Nashville, TN 37219

Address New Owner(s) as Follows:	Send Tax Bills To:	Map/Parcel Numbers
Davenport Investments, LLC 3720 Keystone Avenue Nashville, Tennessee 37211	Same	133-1-71

97 AUG 26 PM 3:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 0341487

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $475,000.

John Harold Wallace
Affiant

Sworn to and subscribed before me, this 25th day of August, 1997.

Notary Public

My Commission Expires: July 15 2001

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named Buyer, and other good and valuable considerations, the receipt of which is hereby acknowledged, **J. Harold Wallace and wife, Jean L. Wallace** (hereinafter called the "Seller"), has bargained and sold, and by these presents does transfer and convey unto **Davenport Investments, LLC** (hereinafter called the "Buyer"), and Buyer's successors and assigns, all of Seller's interest in a certain tract or parcel of land in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any improvements thereon.

The above-referenced property is conveyed subject to the matters set forth on Exhibit B attached hereto and incorporated herein by reference.

This property is commonly referred to as 3720 Keystone Avenue, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said real property, together with all rights and appurtenances thereunto belonging or in any wise appertaining to Buyer, its successors and assigns, forever in fee simple.

Seller further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to Buyer, and Buyer's successors and assigns, against the lawful claims of all persons claiming through and under Seller (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

IN WITNESS WHEREOF, Seller has caused this Special Warranty Deed to be executed effective as of the 25 day of August, 1997.

GRANTOR: **J. HAROLD WALLACE and wife, JEAN L. WALLACE**

J. Harold Wallace

J. Harold Wallace

Jean L. Wallace

Jean L. Wallace

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Ward C. Beasley III, a Notary Public of said County and State, personally appeared J. Harold Wallace, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained, by signing his name.

Witness my hand and seal, at Office in Nashville, Tennessee, this 25th day of August, 1997.

Ward C. Beasley III

Notary Public

My Commission Expires: July 15 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Ward C. Beasley III a Notary Public of said County and State, personally appeared Jean L. Wallace, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained, by signing her name.

Witness my hand and seal, at Office in Nashville, Tennessee, this 25th day of August, 1997.

Ward C. Beasley III
Notary Public

My Commission Expires: July 15 2001

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EXHIBIT A

PROPERTY DESCRIPTION

LAND in Davidson County, Tennessee, described as follows:

LAND in the 6th Civil District of Davidson County, Tennessee, being Lot No. 17 on the Plan of Allied Industrial Park, Section 7 of record in Book 3842, page 179, Register's Office for Davidson County, Tennessee, to which plan reference is here made for description.

BEING the same property conveyed to J. Harold Wallace, by Deeds of Record in Book 9659, page 926; Book 6024, page 301 and Book 5065, page 456, Register's Office for Davidson County, Tennessee.

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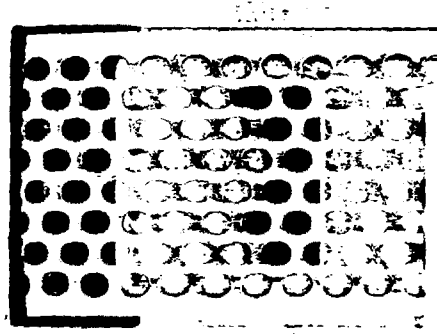
EXHIBIT B

PERMITTED EXCEPTIONS

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

2. ALL matters shown on Plat recorded in Book 3842, page 179.

1087 08/26 0101 03CHECK 1778.50



OFFICIAL RECEIPT

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

RECEIVED OF _____

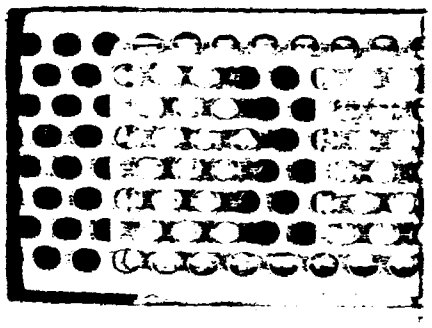
FOR _____

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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
475000.00
CON TX 1757.50
PRFEE 1.00
WDEED 20.00
TOTAL 1778.50
CHECK 1778.50
08/26/97 01 15:29 0001 1087



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0341487
IDENTIF. ↑ REFERENCE

97 AUG 26 PM 3:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 119005