BOK 50-B

This instrument prepared by:
Trabue, Sturdivant & DeWitt
2500 Nashville City Center
511 Union Street
Nashville, TN 37219-1738

BOOK 10582 PG 474

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
John A. Jenkins	First American National Bank	Map 95-03-A
2258 Lebanon road, Unit 54	First American Center	Parcel 54 CO
Nashville, TN 37214	Nashville, TN 37237-0209	

FOR AND IN CONSIDERATION OF Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, 1994-N2 Tennessee Associates L.P., a Delaware limited partnership ("Grantor"), does hereby quitclaim, transfer and convey unto John A. Jenkins all of its right, title and interest in the following described property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 54, as described in the Master Deed of Magnolia Square Condominium, of record in Book 5685, Page 253, Register's Office for said County, and as shown on the Plan of Magnolia Square Condominium, appended as Exhibit B to the Master Deed of Trust in Book 6685, page 275, register's Office for Davidson County, Tennessee.

Being a part of the same property conveyed to 1994-N2 Tennessee Associates, L.P. a Delaware limited partnership, by deed from Dooley's Property Development Company, of record in Book 10289, Page 93, said Register's Office for Davidson County, Tennessee.

This is improved property known as 2258 Lebanon road, Unit 54, Nashville, TN.

Whenever used, the singular number shall include the plural, the plural the singular and any use of gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 22nd day of August, 1997.

1994-N2 TENNESSEE ASSOCIATES L.P.,
a Delaware limited partnership

By: 1994-N2 Tennessee GP Corp.,
its general partner

By: _____
Name: Allyn S. Patrick
Its: Secretary

0341544
IDENTIF. ↑ REFERENCE

97 AUG 26 PM 3:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TEXAS §
§
COUNTY OF DALLAS §

BOOK 10582 PG 475

Before me, the undersigned, a Notary Public in and for the aforesaid County and State, personally appeared Allyn S. Patrick, with whom I am personally acquainted, and who, upon oath, acknowledged to be Secretary of 1994-N2 Tennessee GP Corp., general partner of 1994-N2 Tennessee Associates L.P., the within named bargainor, and that he as such Secretary, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation, as its Secretary and on behalf of said corporation.

NOTARY PUBLIC STATE OF TEXAS
Penny A. McGee
Notary Public, State of Texas
My Comm. Expires 03/27/01

Penny A. McGee
Notary Public in and for the
State of Texas

My commission expires:

3/27/01

PENNY A. McGEE
Printed Name of Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or vaule, whichever is greater, for this transfer is $65,000.00.

Grace B. Constant
Affiant

Subscribed and sworn to before me, this 22nd day of August, 1997.

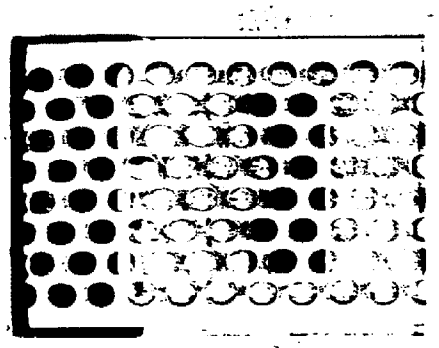
Notary Public

My Commission Expires:

May 28, 2000

DAVIDSON COUNTY, TENN.

1146 08/26 0101 03CHECK 249.50



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

RECEIVED OF _____

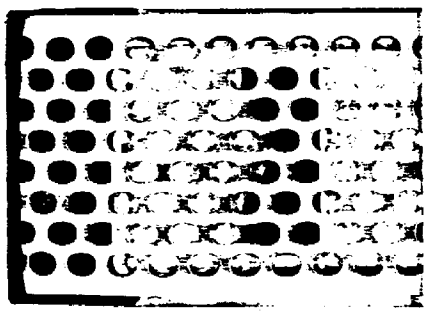
FOR _____

BOOK 10582 PG 476

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 65000.00	
			CON TX 240.50	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 249.50	
			CHECK 249.50	
08/26/97	01	15:58 0001 1146		

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0341544
IDENTIF. ↑ REFERENCE

97 AUG 26 PM 3:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1190664