To: B0436

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

GENERAL WARRANTY DEED

RBC 10748 PG 496

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Grissom Group, LLC P.O. Box 41458 Nashville, Tennessee 37204-1458	Same	118-3-71

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, IMOGENE B. SHARPTON ("Grantor") has bargained and sold, and by these presents transfers and conveys unto GRISSOM GROUP, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Nos. 16 & 17, on the Plan of Bransford Industrial Park, as shown on plat of record in Plat Book 4460, page 33, as amended in Book 4771, page 150, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Grantor by deed of record in Book 8845, page 477, Register's Office for Davidson County, Tennessee.

The source of this description is the prior deed.

This is improved property known as 2606 and 2608 Grissom Drive, Nashville, Tennessee.

Said property is conveyed subject to the following matters:

1. 1998 taxes, a lien not yet due and payable.

2. All matters shown on the Plat of record in Book 4460, page 33, as amended in Book 4771, page 150, said Register's Office..

3. Those matters shown on survey #97125, dated November 17, 1997, prepared by Volunteer Surveying.

4. Unrecorded tenant leases.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds herself and her heirs and representatives to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

MARVIN E. SHARPTON, husband of IMOGENE B. SHARPTON, joins in this conveyance for the purpose of conveying any and all interest which he may have in said property by virtue of his marriage to Imogene B. Sharpton.

WITNESS our hands this 5th day of January, 1998.

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Imogene B. Sharpton
IMOGENE B. SHARPTON

Marvin E. Sharpton
MARVIN E. SHARPTON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Imogene B. Sharpton, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 5th day of January, 1998.

NOTARY PUBLIC AT LARGE Douglas A. Brace My Commission Expires November 24, 2001 STATE OF TENNESSEE

Notary Public

My Commission Expires:

_____

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Marvin E. Sharpton, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 5th day of January, 1998.

NOTARY PUBLIC AT LARGE Douglas A. Brace My Commission Expires November 24, 2001 STATE OF TENNESSEE

Notary Public

My Commission Expires:

_____

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 10748 PG 498

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $555,000.

Affiant

Sworn to and subscribed before me this 5th day of January, 1998.

Notary Public

My Commission Expires:

NOTARY PUBLIC
AT LARGE
Douglas A. Brace
My Commission Expires
November 24, 2001
STATE OF TENNESSEE

LACKS/ 573991

03871,58

IDENTIFICATION

98 JAN -6 PM 3:44

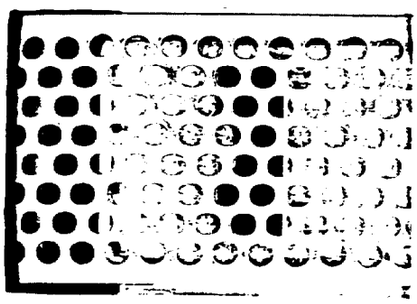
REGISTER
DAVIDSON COUNTY, TN.

9126 01/06 0101 03CHECK 2066-50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10748 PG 499

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
555000.00
CON TX 2053.50
PRFEE 1.00
REC FEE 12.00
TOTAL 2066.50
CHECK 2066.50

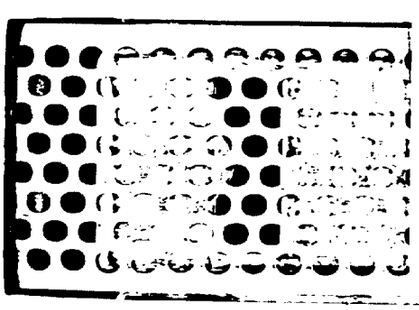
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/06/98 01 15:47 0001 9126

98 JAN -6 PM 3:44

REGISTER
DAVIDSON COUNTY, TN.

0387458
IDENTIFICATION REFERENCE



No. 1239803