Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Landmark Management Corporation One Belle Meade Place 4400 Harding Road, Suite 500 Nashville, Tennessee 37205	Map 155-8-C Parcels 45, 55, 56, 57, 63, 64, 90, 111, 112, 113, 146, 158, 221, 222, 229, 231 and 235	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

BOOK 10987 PG 936

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Lee Chira, Trustee, with full power to sell, transfer, assign, convey and encumber without the joinder of any beneficiary**, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to **Landmark Management Corporation** (the "Grantee"), Grantee's successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Matters on the plan of record in Book 6900, pages 339-347, Book 7900, pages 888-889 (Tract 1), said Register's Office.

3. Matters on the plan of record in Book 8250, page 678 (Tract 2), said Register's Office.

4. Declaration of Covenants, Conditions, Liens, Easements and Restrictions of record in Book 9472, page 824, said Register's Office.

5. Storm Water Detention Agreement of record in Book 7099, page 299, said Register's Office.

This is unimproved property known as **Lots 45, 55, 56, 57, 63, 64, 90, 111, 112, 113, 146, 158, 221, 222, 229, 231 and 235 Poplar Creek Estates, Phase 2, Nashville, Tennessee.**

4401 06/23 0101 03CHECK 1487.08

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $398,400.00.

Affiant

Subscribed and sworn to before me this 18th day of June, 1998.

Notary Public
My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
Brenda J Carlson
My Commission CC580565
Expires Oct. 26, 2000

98 JUN 23 AM 10:53

0453883

IDENTIFICATION REFERENCE

0493341.04
054250-476 06/17/98

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantor further covenants and binds himself to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 18 day of June, 1998.

Lee Chira, Trustee

STATE OF Florida)
COUNTY OF Orange)

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

Witness my hand and seal, at office in Orlando, FL, this the 18 day of June, 1998.

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
Brenda J Carlson
My Commission CC580565
Expires Oct. 26, 2000

0493341.04
054250-476 06/17/98

EXHIBIT A

(Legal Description)

BOOK 10987 PG 938

TRACT 1

Land in Davidson County, Tennessee, being Lots 45, 55, 56, 57, 63, 64, 90, 111, 112, 113, 146, 158, 221, 222, 229 and 235 on the Plan of Poplar Creek Estates Phase 2 of record in Book 6900, pages 339-347, as amended in Book 7900, pages 888 and 889, Register's Office for said County.

TRACT 2

Land in Davidson County, Tennessee, being Lot 231 on the Plan of Resubdivision of Lots 230 and 231 Poplar Creek Estates Phase Two of record in Book 8250, page 678, Register's Office for said County.

Being part of the same property conveyed to Lee Chira, Trustee, with full power to sell, transfer, assign, convey and encumber without the joinder of any beneficiary by deed from Nashville Properties Partnership of record in Book 8391, page 159, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 10987 PG 939

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	
				398400.00
			CON TX	1474.08
			PRFEE	1.00
			WDEED	12.00
			TOTAL	1487.08
			CHECK	1487.08
06/23/98	01		10:53 0001	4401

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0453883
IDENTIF. # REFERENCE
98 JUN 23 AM 10:53

No. 1310220