File: Box 9B

2nd

First Title and Escrow Company, Inc.

WARRANTY DEED

BOOK 10991 PG 622

#15641

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,300,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June 19 98

Notary Public

MY COMMISSION EXPIRES: My Commission Expires SEP P. 26 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Broadway Properties, LP (NAME)	(NEW OWNERS) (NAME)	MAP 144-13 PAR 11
1625 BROADWAY STREET (ADDRESS)	(ADDRESS)	MAP 144-13 PAR 22
Nashville, Tennessee 37203 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	MAP 144-13 PAR 10

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, William Howard Cammack, Jr. and Lucie Wallace Cammack

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Broadway Properties, LP, a Tennessee Limited Partnership

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT 1:

Land in Davidson County, Tennessee being the northern one-half of Lot No. 26 and all of Lot No. 27 on the Plan of Chickering Estates, Section I, of record in Book 2663, pages 86 and 87, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Said northern one-half of Lot No. 26 fronts 122.15 feet on the westerly side of Chickering Lane and runs back 531.8 feet on the northerly line and 528.5 feet, more or less, on the southerly line to a dead line in the rear measuring 137.5 feet thereon.

Said Lot No. 27 fronts 252 feet on the westerly side of Chickering Lane and runs back 571.4 feet on the northerly line and 531.8 feet on the southerly line to a dead line in the rear measuring 271.6 feet thereon.

Being the same property conveyed to William Howard Cammack, Jr. and wife, Lucie Wallace Cammack by deed from Andrew B. Carlsen and wife, Barbara J. R. Carlsen, of record in Book 10215, page 898, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 4333 Chickering Lane, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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.

Witness our hand s this 22nd day of June 19 98

William Howard Cammack, Jr., By Richard French, Attorney in Fact

Lucie Wallace Cammack

LEGAL DESCRIPTION CONTINUATION BOOK 10991 PG 623

TRACT 2:

Land in Davidson County, Tennessee being Lot No. 28 on the Plan of Chickering Estates, Section I, of record in Book 2663, pages 86 and 87, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Lot No. 28 fronts 245 feet on the westerly side of Chickering Lane and runs back 617.6 feet on the northerly line and 571.4 feet on the southerly line to a dead line in the rear measuring 293 feet thereon.

INCLUDED IN THE ABOVE DESCRIBED BUT EXCLUDED FROM THIS CONVEYANCE IS THAT PROPERTY CONVEYED TO WILLIAM DAVID STRAYHORN, III AND WIFE, SUSAN SMELZER STRAYHORN, OF RECORD IN BOOK 4408, PAGE 668, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE WHICH DESCRIPTION IS AS FOLLOWS:

Beginning at a point on the westerly side of the right-of-way of Chickering Lane which is the corner of Lots 28 and 29 as shown on the Plan of Chickering Estates, Section I; thence north 77 deg. 19' west 614.3 feet to a point on the dead line of the rear of said Lots; thence north 5 deg. 14' east 20.3 feet along said line to a point; thence south 75 deg. 27' east 617.6 feet along the original boundary line between Lots No. 28 and 29 to the point of beginning.

Being the same property conveyed to William Howard Cammack, Jr. and wife, Lucie Wallace Cammack by deed from Reliance Trust Company as Rollover Individual Retirement Account Custodian For The Benefit of Andrew B. Carlsen, of record in Book 10215, page 905, said Register's Office.

The legal description is the same as in the previous deeds of record.

This conveyance is subject to (a) 1998 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 2663, pages 86 and 87, said Register's Office; (c) restrictive covenants of record in Book 2810, page 5 and Book 3096, page 210, said Register's Office; and (d) access easement of record in Book 6115, page 783, said Register's Office.

Written consent for this conveyance by the Committee appointed for such purpose in the Restrictions of record in Book 2810, page 5, as amended in Book 3096, page 210, Register's Office for Davidson County, Tennessee has been obtained as evidenced by the consent to such conveyance attached and placed of record with this instrument.

Lucie W. Cammack is one and the same as Lucie Wallace Cammack.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lucie Wallace Cammack

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of June, 19 98.

Commission expires _____

Notary Public

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 24, 2001

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of June, 1998 before me personally appeared Richard French, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of William Howard Cammack, Jr. and acknowledged that he executed the same as the free act and deed of William Howard Cammack, Jr.

WITNESS MY HAND AND SEAL THIS 22ND DAY OF JUNE, 1998.

Notary Public

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 24, 2001

045487.1
IDENTIF. # REFERENCE
98 JUN 25 AM 10:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

BOOK 10991 PG 625

CERTIFICATION OF CONSENT

The undersigned is a member of the Committee described in Section 1 of the Restrictions applicable to Chickering Estates Subdivision, as described in an instrument of record in Book 2810, page 5, Register's Office for Davidson County, Tennessee, as amended in Book 3096, page 210, Register's Office for Davidson County, Tennessee. The only members of the Committee are Robert Street and Benjamin Caldwell, M.D. The undersigned hereby certifies that the aforesaid committee has consented to the sale of 4333 Chickering Lane, Nashville, Tennessee, being Lot No. 27 and part of Lot No. 26, and part of Lot No. 28 on the Plan of Chickering Estates, as of record in Book 2663, pages 86 and 87, Register's Office for Davidson County, Tennessee, to William Howard Cammack, Jr. And wife, Lucie Wallace Cammack.

The right of first refusal set forth in Section 13 of said Restrictions is hereby waived.

Dated this 27th day of May, 1998.

B N Caldwell

Benjamin Caldwell, M.D.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BENJAMIN CALDWELL M.D.**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of May, 1998.

Kimberly Miller

Notary Public

My Commission Expires: November 24, 2001

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

5477 06/25 0101 03CHECK 8527.00

KIMBERLY MILLER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

MAY-27-98 WED 1:40 PM FEARNIES TITLE FAX NO. 6152620171 P. 2

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

RECEIVED OF _____

FOR _____ BOOK 10991 PG 626

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
2300000.00
CON TX 8510.00
PRFEE 1.00
~~WDEED 16.00~~
~~TOTAL 8527.00~~
CHECK 8527.00
06/25/98 01 10:20 0001 5477

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

045487 I.
IDENTIF. # REFERENCE
98 JUN 25 AM 10:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1311285