BOOK 11107 PAGE 95

SPECIAL WARRANTY DEED

FROM:	Woodbine-Trimble, L.P., Grantor	This Instrument Prepared by: C. Mark Carver, Esq. Farris, Warfield & Kanaday, PLC Suite 1900, SunTrust Center 424 Church Street Nashville, TN 37219
TO:	1243 Lewis Land Trust, Nancy Huppee, Successor Trustee, Grantee	

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Number
Nancy Huppee 1218 Lewis Street Nashville, TN 37210	Same	105-4/377.00, 172.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Thirty Thousand and No/100 Dollars ($30,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 13 day of August, 1998.

Notary Public

My Commission Expires: 3/24/2001

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Thirty Thousand and No/100 Dollars ($30,000.00), the receipt and sufficiency of which are hereby acknowledged, Woodbine-Trimble, L.P., a Tennessee limited partnership (the "**Grantor**"), its successors and assigns, has bargained and sold, and by these presents does transfer and convey unto 1243 Lewis Land Trust, Nancy Huppee, Successor Trustee (the "**Grantee**"), a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "**Property**").

BARRETD\308884.02 7/27/98

9132 09/10 0101 03CHECK 130.00

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

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

And Grantor does covenant and bind Grantor, its successors and assigns, to warrant and forever defend the title to the Property to the Grantee, its successors and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness its hand this 13th day of August, 1998.

WOODBINE-TRIMBLE, L.P.

By: Catherine L. Dodd
Catherine L. Dodd
President of Woodbine-Trimble I, Inc.,
General Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Carol J Meek, a Notary Public of said County and State, Catherine L. Dodd, 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 on behalf of the named bargainor, for the purposes therein contained.

Witness my hand, at Office, this 13th day of August, 1998.

Carol J Meek
Notary Public

My Commission Expires: 3/24/2001

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being the northerly 30 feet of Lot No. 30 on the Revised Plan of Trimble's National Addition, as of record in Book 21, page 121, Register's Office for said County.

Land in Davdison County, Tennessee, being Lot No. 27 on the Revised Plan of Trimble's National Hill Addition, as of record in Book 21, page 121, Register's Office for said County.

Said Lot 27 fronts 50 feet on the westerly side of East Hill Street and runs back between parallel lines 120 feet, more or less, to an alley.

Being the same property conveyed to Woodbine-Trimble, L.P. of record in Book 10858, page 799, said Register's Office for Davidson County, Tennessee.

The description is the same as was used in the last deed record.

This conveyance is subject to any and all existing easements, setback lines and restrictive covenants of record.

This is improved property commonly known as 1243 Lewis Street, Nashville, Tennessee 37210.

EXHIBIT B

Encumbrances

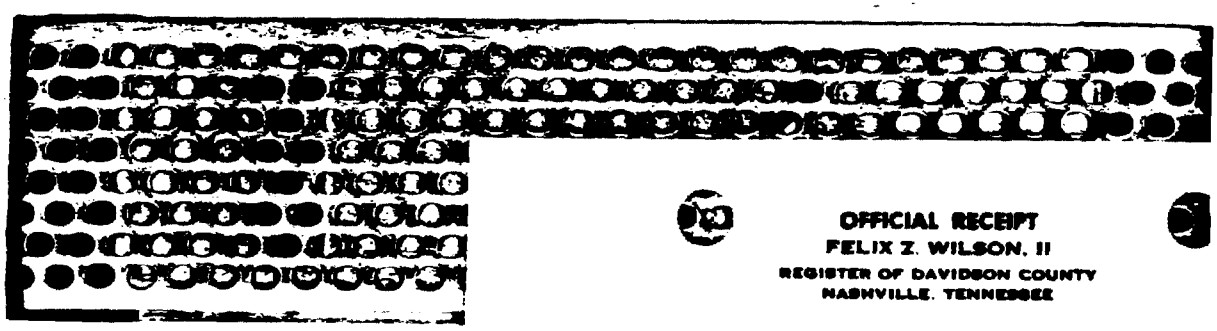
1. 1998 taxes, a lien but not yet due and payable.

2. All matters of record in the Register's Office for Davidson County, Tennessee.

0486303

98 SEP 10 AM 11:56

PICK-UP



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

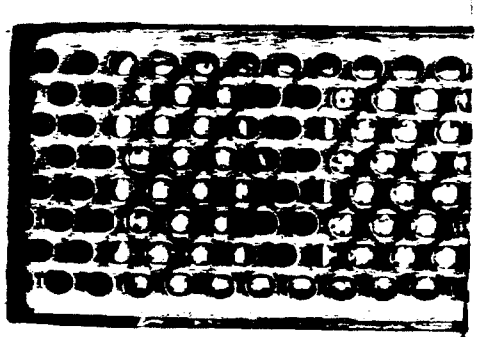
FOR _____

BOOK 11107 PAGE 99

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 30000.00	
			CON TX 111.00	
			PRFEE 1.00	
			WDEED 16.00	
			CFEE 2.00	
			TOTAL 130.00	
			CHECK 130.00	
09/10/98	01		11:57 0001 9132	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0486303

IDENTIFICATION REFERENCE

98 SEP 10 AM 11:56

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1344539