0509502
IDENTIF. # REFERENCE

This Instrument Was Prepared By:
Jack F. King, Jr., Esq.
Trabue, Sturdivant & DeWitt
25th Floor, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

98 NOV -6 AM 11:20
BILL GARRETT REGISTER
DAVIDSON COUNTY. TN.

Address New Owner(s):	Send Tax Bills to:	Map and Parcel:
Charles R. Jones	Same	81-12-318
2021 21st Avenue South		81-12-320
Nashville, Tn 37212		81-12-328
		82-12-399

BOOK 11193 PAGE 771

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Werthan Packaging, Inc., (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to Charles R. Jones, (the "Grantee"), its successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

Two tracts or parcels or land located in Nashville, Davidson County, Tennessee and being more particularly described on Exhibit A attached hereto.

This conveyance is made subject to those matters set forth on Exhibit B attached hereto.

This is unimproved property.

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

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 6th day of November, 1998.

WERTHAN PACKAGING, INC.

By: _____

Title: President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Bernard Werthan Jr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged (him/her)self to be President of WERTHAN PACKAGING, INC., the within named bargainor, a corporation, and that (he/she) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by (him/her)self as President.

Witness my hand and seal, at office in Nashville, TN, this 6th day of November, 1998.

_____
Notary Public

My Commission Expires: 7/22/2000

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $400,000.

_____
Affiant

Subscribed and sworn to before me, this 6th day of November, 1998.

_____
Notary Public

My Commission Expires: 7/22/2000

EXHIBIT A

BOOK 11193 PAGE 773

TRACT ONE

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 64,66, 68, 70 and 72 on the Plan of North Nashville Real Estate Company, as of record in Plat Book 21, page 105, at the Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey by R. Scot Cherry, RLS #1512, Cherry Land Surveying, 622 West Iris, Nashville, Tennessee, dated November 3, 1998 as follows:

Beginning at an existing iron rod at the intersection of the southerly right-of-way line of Hume Street, 50 feet in width, and the westerly right-of-way line of Eighth Avenue North, 100 feet in width; thence leaving the southerly right-of-way line of Hume Street with the westerly right-of-way line of Eighth Avenue North South 28° 05' 25" East, 269.00 feet to an iron rod set at the intersection of said Eighth Avenue North and the northerly right-of-way line of Cheatham Place, 50 feet in width; thence leaving the westerly right-of-way line of Eighth Avenue North with the northerly right-of-way line of Cheatham Place South 61° 53' 29" West, 160.00 feet to an iron rod set at the intersection of the northerly right-of-way line of said Cheatham Place and the easterly right-of-way line of Alley Number 516, 15 feet in width; thence leaving the northerly right-of-way line of Cheatham Place with the easterly right-of-way line of Alley Number 516 North 28° 05' 25" West, 269.00 feet to an iron rod set at the intersection of the easterly right-of-way line of said Alley Number 516 and the southerly right-of-way line of said Hume Street; thence leaving the easterly right-of-way line of Alley Number 516 with the southerly right-of-way line of Hume Street North 61° 53' 29" East, 160.00 feet to the point of beginning, containing 43,040 square feet (0.988 acres more or less).

Being part of the same property conveyed to Werthan Packaging, Inc. as of record in Deed Book 7741, page 757, at the Register's Office for Davidson County, Tennessee.

TRACT TWO BOOK 11193 PAGE 774

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 111 through 117 and part of 118 on the Plan of North Nashville Real Estate Company, as of record in Plat Book 21, page 105, at the Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey by R. Scot Cherry, RLS #1512, Cherry Land Surveying, 622 West Iris, Nashville, Tennessee dated November 3, 1998 as follows:

Beginning at an iron rod set at the intersection of the northerly right-of-way line of Hume Street, 50 feet in width, and the easterly right-of-way line of Eighth Avenue North, 100 feet in width; thence leaving the northerly right-of-way line of Hume Street with the easterly right-of-way line of Eighth Avenue North North 28° 05' 25" West, 208.30 feet to an iron rod set at a corner common with the property of Boyce Street Baptist Church Trustees, as of record in Deed Book 10082, page 677, at the Register's Office for Davidson County, Tennessee; thence leaving the easterly right-of-way line of Eighth Avenue North with the southerly property line of Boyce Street Baptist Church Trustees North 61° 56' 21" East, 159.60 feet to an existing iron rod in the westerly right-of-way line of Alley Number 515, 15 feet in width; thence with the westerly right-of-way line of Alley Number 515 South 28° 17' 17" East, 15.00 feet to an iron rod set; thence with the southerly right-of-way line of Alley Number 515 North 61° 53' 29" East, 174.69 feet to an iron rod set in the westerly right-of-way line of Seventh Avenue North, 60 feet in width; thence leaving the southerly right-of-way line of Alley Number 515 with the westerly right-of-way line of Seventh Avenue North South 27° 58' 50" East, 193.17 feet to an iron rod set at the intersection of the westerly right-of-way line of said Seventh Avenue North and the northerly right-of-way line of said Hume Street; thence leaving the westerly right-of-way line of Seventh Avenue North with the northerly right-of-way line of Hume Street South 61° 53' 29" West, 333.97 feet to the point of beginning, containing 66,953 square feet (1.537 acres more or less).

Being part of the same property conveyed to Werthan Packaging, Inc. as of record in Deed Book 7741, page 757, at the Register's Office for Davidson County, Tennessee.

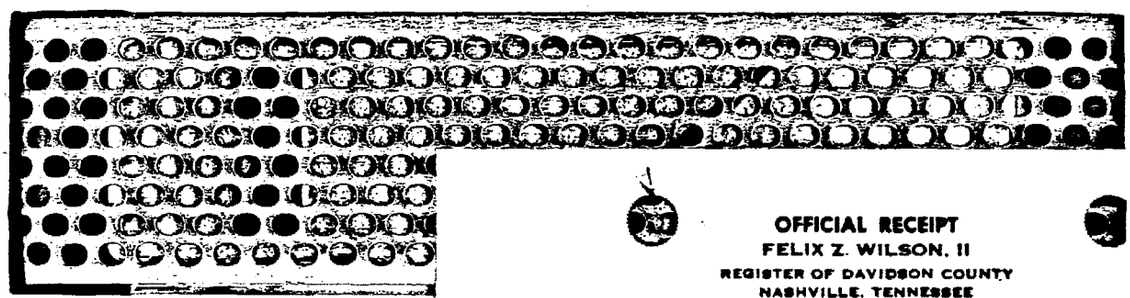
EXHIBIT B

1. Easement for a 15-foot alley conveyed to Metropolitan Government of Nashville and Davidson County in Book 4718, page 619.

2. Title to that portion of the insured property within the bounds of Eighth Avenue North.

3. Real estate taxes for 1998 and subsequent years.

3773 11/06 0101 03CHECK 1503.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

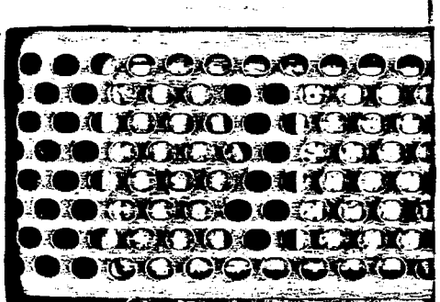
BOOK 11193 PAGE 776

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	
				400000.00
			CON TX	1480.00
			PRFEE	1.00
			WDEED	20.00
			CFEE	2.00
			TOTAL	1503.00
			CHECK	1503.00

~~11/06/98 01 11:20 0001 3773~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0509502
IDENTIF. # REFERENCE

98 NOV -6 AM 11:20

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 136890