WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 195,063.35

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF February 19 99

Aaron Adams
Notary Public

MY COMMISSION EXPIRES: March 23, 2002
(AFFIX SEAL)

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

BOOK 11364 PG. 481

THIS INSTRUMENT WAS PREPARED BY

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peak & Tom	Same	MAP 26-09-0-A
(NAME)	(NAME)	PARCELS 4 & 5 CO
527 Two Mile Parkway		
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Cages Bend Developers, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peak & Tom, a TN General Partnership composed of Peak Returns, Ltd. and Thomas E. Donaldson

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:

Being Units 4 and 5, of Two Mile Professional Plaza, as described on the Plan which is an Exhibit to the Master Deed of record in Book 5915, page 417, and as amended in Book 9974, page 626, and in Book 10341, page 744, and further amended by Amendment of Master Deed of record in Book 11364 page 472, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description of said units.

Being a portion of the same property conveyed to Cages Bend Developers, Inc. by Quitclaim Deed of record in Book 9974, page 624, and by Correction Deed of record in Book 11364, page 474, Register's Office for Davidson County, Tennessee.

05555515
RECEIVED FOR RECORD
99 MAR -3 AM 9:35
REGISTER'S OFFICE

unimproved ( )
This is improved (X) property, known as 527 and 529 Two Mile Parkway, Goodlettsville, TN 37072
(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 my hand this 25th day of February 19 99

Cages Bend Developers, Inc.
By: Patricia Fitzgerald
Patricia Fitzgerald, Vice-President

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____19_____ .

Commission expires _____ _____
Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Patricia Fitzgerald and _____ with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the Vice-President and _____ respectively of the Cages Bend Developers, Inc. the within named bargainor, and corporation, and that she as such Vice-President 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 Patricia Fitzgerald as such Vice-President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at GOODLETTSVILLE, TN on this the 25th day of February 19 99 .

My commission expires March 23, 2002

Aaron Adams
Notary Public

AARON ADAMS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

703 03/03 0101 03CHECK

732-73

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11364 PG. 483

0555515

INSTRUMENT REFERENCE

99 MAR -3 AM 9:35

CAMT 195063.35
CON TX 721.73
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 732.73
CHECK 732.73

03/03/99 01 09:33 0001 2703

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1431886