2-15

Prepared by:
Susan Whitlatch
The Intrepid Corporation
P.O. Box 4610
Jacksonville, Florida 32201-4610

BOOK 11460 PG. 593

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Owner's Address for Tax Statements:

James A. Crossman
Woodmont Center
102 Woodmont Blvd. #209
Nashville, Tennessee 37208-2287

The actual consideration for this transfer is $600,000.00
or value which ever is greater

Map & Parcel No.:
Map No. 70-13
Parcel No. 154

James A Crossman
Affiant

Subscribed and sworn to before me, this the 30th day of April, 1999.

Notary Public
My Commission Expires:

99MAY -4 AM 10:33

0582154

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS. **The Intrepid Corporation** with a mailing address of P.O. Box 4610, Jacksonville, Florida 32201-4610 ("Grantor"), for and in consideration of ten dollars, the receipt of which is hereby acknowledged, does hereby grant, sell and convey unto **James A. Crossman and wife Mary B. Crossman**, with a mailing address of Woodmont Center, 102 Woodmont Blvd., Suite 209, Nashville, Tennessee, 37205-2287, all of its right, title and interest in and to that certain property more particularly described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 1 on Plan of MetroCenter, Tract 37 of record in Plat Book 5190, Page 221, Register's Office for said County, to which plan reference is here made for a more complete description.
>
> And being further described on the Attached Exhibit A, which is incorporated herein by this reference.
>
> Being the same property conveyed by FRITZ KOPP-Z'GRAGGEN AND WIFE, THERES KOPP-Z'GRAGGEN, as tenants by the entirety to The Intrepid Corporation by Quitclaim Deed of record in Book 11460, page 591, filed in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD together with all and singular the rights and appurtenances thereto in anywise belonging thereto with warranty-covenants against every person lawfully claiming by, through, or under Grantor, but not otherwise.

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Jacksonville, Florida 32201-4610

This conveyance is subject to the following covenants and easements of record as follows:

1. Restrictive covenants contained instrument of record in Book 4784, Page 659, Book 5225, Page 112, Book 5225, Page 120, Book 5792, page 787 and Book 7012, page 61, said Register's Office for Davidson County, Tennessee.
2. Declaration and By-Laws of record in book 7487, page 952, said Register's Office for Davidson County, Tennessee.
3. Easements encumbered by the following of record in Book 5396, page 753 and Book 5569, page 989, said Register's Office for Davidson county, Tennessee.
4. Right of Way Easement of record in Book 5039, page 193, said Register's Office of Davidson county, Tennessee.
5. The recorded plan show an Owner's Certificate and a 25-foot wide easement parallel and adjacent to the entire northwest property line for city maintenance of the levee and riverfront, a 15 foot wide Colonial Pipeline Easement running parallel to the entire northwest property line, a 50 foot common access and drainage easement running parallel to the northwest property line, a 5 foot sanitary sewer easement running parallel and adjacent to the southeast property line along Freeland's Station.

IN WITNESS WHEREOF, this Special Warranty Deed has been executed this ~~29~~ 30th day of April 1999.

GRANTOR:
The Intrepid Corporation,
a Georgia corporation

By: _____
Print Name: T.J. McAfee
Title: its President

Signed and delivered in the presence of:

_____
Print Name: Susan G. Ziglar

STATE OF FLORIDA

COUNTY OF DUVAL

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared, T.J. McAfee, President of The Intrepid Corporation, a Georgia corporation, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to me that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND SEAL, at office in Jacksonville, this ~~29~~ 30th day of April 1999.

_____
Notary Public

My Commission Expires: _____.

Susan G. Whitlatch
MY COMMISSION # CC765270 EXPIRES
August 30, 2002
BONDED THRU TROY FAIN INSURANCE, INC

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 11460 PG. 595

0582154

99 MAY -4 AM 10:33

[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1455632