ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP AND PARCEL NO.
Eckhardt Realty Corporation		PART OF:
Trustee for the 2228 Old	NEW OWNERS	
Hickory Blvd Land Trust		MAP: 161
P.O. Box 271		PARCEL:133.00
Antioch, TN 37011		

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-04-9405 26B]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, M. K. Stevenson, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto, Eckhardt Realty Corporation, Trustee for the 2228 Old Hickory Land Trust (The "Grantee"), its successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

See Attached Exhibit "A"

Being the same property conveyed to M. K. Stevenson by Warranty Deed from Sallie R. Hicks of record in Book 11465, page 420, for said Register's Office for said County.

This conveyance is subject to:

1. Taxes for the year 1999 and subsequent years:
2. Easements as of record in Book 5753, page 913,.for said Register's Office for said County
3. Grant of Transmission Line in Book 2335, Page 221, and in Book 2338, pages 222 and 223 for said Register's Office for said County .
4. Agreement for Dedication of Easement as of record in Book 6310, page 913,for said Register's Office for said County

This is property commonly known as 2228 Old Hickory Blvd, Nashville Tennessee 37211.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value, whichever is greater for this transfer
[is $223,843.00
[
[
[Subscribed and sworn to before me this
[30th day of April, 1999
[
[
[
[My Commission Expires:

Affiant

Notary Public

DONA E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever. And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 30th day of April, 1999.

M. K. Stevenson
By Patricia Spicer Carden, Attorney-in-Fact
M.K. Stevenson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON}

On this 30th day of April, 1999, before me personally appeared M.K. Stevenson, to me known to be the person who executed the foregoing instrument and acknowledged that they executed the same as his free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of April, 1999.

Notary Public

My Commission Expires:_____

99 MAY -5 PM 4:12

05832279

STATE OF TENNESSEE }
COUNTY OF DAVIDSON}

On this 30th day of April , 1999 , before me personally appeared Patricia Spicer Carden, to me known to be the person who executed the foregoing instrument on behalf of M.K. Stevenson and who acknowledged that she executed the same as the free act and deed of the said M.K. Stevenson

Notary Public

My Commission Expires: 1-25-2003

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of April, 1999.

EXHIBIT "A"

PROPERTY DESCRIPTION

Beginning at an iron rod situated in the northerly margin of Old Hickory Boulevard, said point being the southwest corner of the Camden Financial Corporation of record in Book 9202, Page 757, R.O.D.C., Tn.;

Thence, along said road, along a curve to the left, having a central angle of 07deg15'20", a radius of 1480.20 feet, a tangent of 93.78 feet, a length of 187.31 feet and having a chord which bears S 72deg36'33" W, a distance of 187.19 feet to an iron rod;

Thence, along said road, S 20deg54'33" E, a distance of 15.01 feet to an iron rod;

Thence, along said road, along a curve to the left, having a central angle of 18deg31'57", a radius of 1459.22 feet, a tangent of 238.07 feet, a length of 471.99 feet, and having a chord which bears S 61deg33'31" W, a distance of 469.94 feet to an iron rod;

Thence, N 37deg42'28" W, a distance of 20.98 feet to an iron rod;

Thence, along said road, along a curve to the right, having a central angle of 88deg53'40", a radius of 25.00 feet, a tangent of 24.52 feet, a length of 38.79 feet, and having a chord which bears N 86deg46'45" W, a distance of 35.01 feet to an iron rod situated in the easterly margin of Analie Drive;

Thence, along said road, along a curve to the right, having a central angle of 38deg09'58", a radius of 251.74 feet, a tangent of 87.09 feet, a length of 167.69 feet, and having a chord which bears N 22deg42'59" W, a distance of 164.61 feet to an iron rod;

Thence, along said road, N 03deg38'00" W, a distance of 144.70 feet to an iron rod;

Thence, along said road, along a curve to the right, having a central angle of 07deg17'04", a radius of 676.50 feet, a tangent of 43.06 feet, a length of 86.01 feet, and having a chord which bears N 00deg13'13" W, a distance of 85.95 feet to a concrete monument;

Thence, leaving said road, S 78deg19'00" E, a distance of 215.30 feet to an iron rod;

Thence, N 47deg03'00" E, a distance of 106.20 feet to an iron rod;

Thence, N 76deg39'58" E, a distance of 374.96 feet to a concrete monument;

Thence, N 72deg07'02" E, a distance of 74.80 feet to a concrete monument;

Thence, S 04deg01'39" W, a distacne of 245.79 feet to the point of beginning and containing 207,202.771 square feet or 4.757 acres of land more or less.

Being the same property conveyed to George T. and Sallie R. Hicks of record in Book 5489, Page 6 in the Register's Office for Davidson County, Tennesee.

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11465 PG. 427

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

05832791

IDENTIFICATION REFERENCE

99 MAY -5 PM 4:13

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

AMT
223843.00
CON TX 828.21
PRFEE 1.00
WREED 12.00
CFEE 2.00
TOTAL 843.21
CHECK 843.21

05/05/99 01 -16:16 0001 2135

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1456813