51-B

This Instrument Was Prepared By:

Jack F. Stringham II, Attorney at Law,
Suite 1500, Nashville City Center,
511 Union Street,
Nashville, Tennessee 37219

BOOK 11470 PG. 148

LIMITED WARRANTY DEED

ADDRESS OF NEW OWNER:
Tennessee Industrial Properties-1996
4521 Trousdale Drive
Nashville, Tennessee 37204

SEND TAX BILLS TO
Same

MAP/PARCEL
Map 147
Parcel 17

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **HARDING PLACE PROPERTIES, INC.** ("the "Grantor"), a Tennessee corporation, has bargained and sold, and by these presents does transfer and convey unto **Tennessee Industrial Properties-1996** (the "Grantee"), a Tennessee general partnership, its successors, and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

See Exhibit A

The legal description contained herein is the same as that contained in a survey prepared by Charles B. Moseley, License No 778, Land Surveying Services, P.O. Box 1243, Brentwood, Tennessee 37024-1243, dated May 5, 1999.

This is unimproved property located at Old Wallace Road and Harding Place, Nashville, Davidson County, Tennessee 37211

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns forever; and Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for taxes for 1999 which have been prorated and assumed by Grantee; and Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantors, but no further or otherwise.

In witness whereof, Grantor has caused this instrument to be executed by its duly authorized officer this 7th day of May, 1999.

HARDING PLACE PROPERTIES, INC.

By: _____
President

99 MAY -7 PM 3:56
BILL CAMPBELL REGISTER
DAVIDSON COUNTY, TN

05844468

IDENTIFICATION REFERENCE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Sidney Schatten** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Harding Place Properties, Inc., the within named bargainor, a Tennessee corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand, at office, this 7th day of May, 1999.

Jack F Stringham
Notary Public

JACK F. STRINGHAM, II
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires SEPT. 28, 2002

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $310,000.00.

Affiant

Subscribed and sworn to before me,
this the 6th day of May, 1999.

Notary Public

GEORGE E. MUDTER, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires SEPT. 28, 2000

Being a parcel of land in Metropolitan Nashville, Davidson County, Tennessee and being bounded on the north by Harding Place, on the east by Welch Road, on the south by Wallace Road and bounded on the west by the Brookridge Apartments, more particularly described as follows:

Beginning at an iron pin at the intersection of the north margin of Wallace Road with the west margin of Welch Road;

Thence, with said north margin of Wallace Road a curve to the right having a central angle of 05 deg. 04' 59", radius of 930.00 feet, chord bearing N 88 deg. 39' 38" W, 82.48 feet, with curve 82.51 feet to a point;

Thence, continuing with Wallace Road, N 86 deg. 07' 08" W, 107.91 feet to a point;

Thence, continuing with Wallace Road and a curve to the left having a central angle of 13 deg. 53' 36", radius of 741.20 feet, chord bearing S 87 deg. 03' 41" W, 179.29 feet, with curve 179.29 feet to an iron pin;

Thence, leaving Wallace Road, N 05 deg. 51' 35" E, 152.13 feet to an iron pin;

Thence, N 04 deg. 07' 20" E, 111.73 feet to an iron pin;

Thence, N 03 deg. 19' 38" E, 101.90 feet to an iron pin on the south margin of Harding Place;

Thence, with said south margin of Harding Place the following:
S 87 deg. 17' 00" E, 53.20 feet to a point
N 88 deg. 09' 00" E, 250.80 feet to a point
S 87 deg. 17' 00" E, 91.44 feet to an iron pin at the intersection of said south margin with the centerline of a portion of Welch Road, now closed;

Thence, with said center line,
S 05 deg. 31' 15" W, 75.00 feet to an iron pin;

Thence, N 84 deg. 28' 45" W, 20.00 feet to an iron pin on the westerly margin of Welch Road;

Thence, with said westerly margin, S 05 deg. 31' 15" W, 294.42 feet to the point of beginning.

Being the same property conveyed to Harding Place Properties, Inc., a Tennessee corporation, by Deed of Record in Book 6919, page 509, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11470 PG. 151

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

0584468

IDENTIF. & REFERENCE

99MAY-7 PM 3:56

BILL GARRETT
REGISTER
DAVIDSON COUNTY, TN.

CASH

	110000.00
CONV TX	1147.00
PRFEE	1.00
MISC	12.00
CFEE	2.00
TOTAL	1162.00
CHECK	1162.00

16:00 0001 3386

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1458049