This instrument prepared by: JOHN R. REYNOLDS (#2522)
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481
Tel: (615) 256-2694

WARRANTY DEED

Address New Owner(s) as follows: 217 JOINT VENTURE. 217 Second Avenue, North, Nashville TN 37201

Name and Address of the person or entity responsible for payment of real property taxes: SAME

Map and Parcel No. Map No. 93-2-3, Parcel No. 178, Field Book No.

For and in consideration of the sum of **SIX HUNDRED THOUSAND ($600,000.00) DOLLARS**, cash in hand, and other good and valuable considerations, the receipt and adequacy of all of which are hereby acknowledged, I, **GEORGE E. BARRETT, TRUSTEE**, hereinafter referred to as Grantor, have bargained and sold, and by these presents do hereby transfer and convey unto **217 JOINT VENTURE, a Tennessee Joint Venture,** its successors and assigns, hereinafter referred to as Grantee, a certain tract or parcel of real property located in the County of Davidson, State of Tennessee, and being more particularly described on **EXHIBIT A** attached hereto and made a part hereof.

9719 07/30 0101 03CHECK 2235.00

This is improved property, known as **217 Second Avenue, North, Nashville, Davidson County, Tennessee 37201.**

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, **217 JOINT VENTURE, a Tennessee Joint Venture**, its successors and assigns, forever; and Grantor does covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as shown herein and does further covenant and bind myself/my heirs and representatives, to warrant and forever defend the title to said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS my hand this 1st day of July 1999.

GEORGE E. BARRETT, TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **GEORGE E. BARRETT, TRUSTEE**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1ST day of July 1999.

Notary Public

My commission expires 1-29-2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $**600,000.00**.

Affiant

Subscribed and sworn to before me
this 1st day of July 1999.

Notary Public

My commission expires 1-29-2000

NOTE TO REGISTER:

Upon recording, please return the recorded instrument to:

JOHN R. REYNOLDS
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481

06183 70
IDENTIF. & REFERENCE

99 JUL 30 PM 4:04
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RL.EST.X.BARRETT.wpd

EXHIBIT A

Land in Davidson County, Tennessee, described as follows: Being part of Lot No. 26 on the Original Plan of Nashville, not of record, described as follows:

Beginning on the westerly margin of Second Avenue, North, as widened, formerly Market Street, at a point 30 feet south of the southerly margin of Bank Alley; thence with the westerly margin of said Avenue, southwardly 26 feet, more or less, to the center of a party wall, the northeast corner of the property conveyed to W. M. Lellyett, et al. By deed from the Penn Mutual Life Insurance Company, of record in Book 1081, page 131, Register's Office for said County; thence with the center of said party wall and the northerly line of said Lellyett property; Westerly 105 feet, more or less, to the easterly margin of an alley; thence with the said alley, Northwardly 26 feet, more or less, to a point 30 feet south of the southerly margin of Bank Alley; thence Eastwardly 105 feet, more or less, to the beginning.

Being the same property conveyed to George E. Barrett, Trustee, by Deed of Correction of record in Book 10417, page 863, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11597 PAGE 243

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

0618370
IDENTIF. ↑ REFERENCE

99 JUL 30 PM 4:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
600000.00
MOR TX 2220.00
ERR CO
MOR TX 2220.00-
CON TX 2220.00
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 2235.00
CHECK 2235.00

07/30/99 01 16:09 0001 9719

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497958