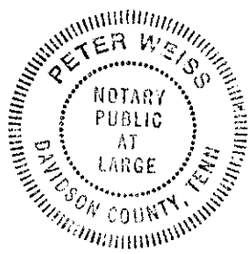
File in Box No. 19 B

WARRANTY DEED



STATE OF TENNESSEE #02-4-40-B
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 164,180.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF May, 2002

Notary Public

MY COMMISSION EXPIRES: May 28, 2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KEITH C. RHEINHARDT (NAME)	SUNTRUST BANK (NAME)	MAP 082-09
1324 5th Avenue North (ADDRESS)	P.O. Box 305110/7th Floor (ADDRESS)	PARCEL 157
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, FRENCH RIVER DEVELOPMENT COMPANY, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEITH C. RHEINHARDT, UNMARRIED

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:

LAND in the First Civil District of Davidson County, Tennessee, being generally located at the northeast corner of the intersection of 5th Avenue North @ Taylor Street and being more particularly described as follows, according to a survey made by Gregory E. Daniels, RLS #1489, of Daniels & Associates, Inc., dated June 11, 2001, as follows:

BEGINNING at an existing PK Nail on the easterly right-of-way of 5th Avenue North; said point being S 27° 16′ 16" E, 95.25 feet from the southerly right-of-way of Taylor Street; and proceeding as follows:

1. Leaving said easterly right-of-way of 5th Avenue North N 62° 57′ 22" E, 173.92 feet to an existing iron pin on the westerly right-of-way of Alley No. 202; thence,

2. With said westerly right-of-way of Alley No. 202, S 27° 12′ 08" E, 21.99 feet to an existing iron pin; thence,

3. Leaving said westerly right-of-way of Alley No. 202, and with the northerly boundary of Mid-South Materials of record in Book 9123, Page 338, Register of Deeds for Davidson County, Tennessee, S 62° 58′ 21" W, 174.08 feet to an existing PK Nail on the easterly right-of-way of 5th Avenue North; thence,

4. With said eaterly right-of-way of 5th Avenue North, N 26° 45′ 23" W, 21.94 feet to the point of BEGINNING.

CONTINUED

unimproved ( )
This is improved (X) property, known as 1324 5th Avenue North, Nashville, TN 37208
(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 2nd day of May, 2002

FRENCH RIVER DEVELOPMENT COMPANY, LLC
By:
Hunter McDonald, III, Chief Manager

Davidson County DEEDWARR
Recvd: 05/06/02 09:28 2pgs
Fees:13.00 Taxes:807.47

20020506-0055009

LEGAL DESCRIPTION CONTINUATION

BEING part of the same property conveyed to French River Development Company, L.L.C., a Tennessee Limited Liability Company, by Deed from Whitman/Weiner, LLC, of record in Instrument No. 20010306-0021305, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 9183, Page 130, as amended in Book 11625, Page 280, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, he undersigned, a Notary Public within and for the State and County aforesaid, personally appeared HUNTER McDONALD, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the Chief Manager of FRENCH RIVER DEVELOPMENT COMPANY, L.L.C., the within named bargainor, a Tennessee limited liability company, and that he as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such officer.

WITNESS my hand and official seal at office at Brentwood, Tennessee, this 2nd day of May, 2002.

My Commission Expires: 05/28/03

Notary Public

