THIS INSTRUMENT PREPARED BY:

Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 3720l

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Journal Newspapers, Inc.	Same	Map: 117-15
2033 Richard Jones Road		Parcel: 66
Nashville, TN 3725		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($l0.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, I,

ARIE MOORE WEST BEAN

hereinafter called the GRANTOR, having bargained and sold, and by these presents do transfer and convey unto,

JOURNAL NEWSPAPERS, INC.

a Tennessee corporation, GRANTEE herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT NO. 1

Being Lot No. 30 on the Map of Glen Echo Subdivision, of record in Book 1424, page 52, Register's Office for Davidson County, Tennessee and more particularly described as follows:

Beginning at an iron pin in the southerly margin of Glen Echo Road at the corner of Lots Nos. 30 and 43; thence along the margin of Glen Echo Road easterly around a slight curve 157.5 feet to another iron pin, the common corner of said Lot No. 30 and Lot No. 9 on the plan of Hillmont Subdivision, which plan is of record in Book 1424, page 37 said Register's Office; thence South 3 degrees .06 minutes East 180.8 feet to another iron pin in the north line of a 1.21 acre tract of land conveyed to Holt Bean and wife from Bruce F. Henderson and wife by deed of record in Book 1509, page 485, said Register's Office; thence with the north line of said 1.21 acre tract north 86 degrees 20 minutes west 172.5 feet to an iron pin, the northwest corner of said 1.21 acre tract; thence northerly with the line between Lots Nos. 30 and 43, 148.5 feet to the point of beginning.

TRACT NO. 2

Being parts of Lots Nos. 32 and 33 on the Map of Noel's Subdivision of Glen Echo, not of record, and described according to a survey thereof made by E. J. Wilkinson on July 16, 1947, as follows:

Beginning at an iron pipe and stake which is 100 feet north of a rock wall, which rock wall is the south line of the property conveyed to Bruce F. Henderson and wife by deed of record in Book 1470, page 464, Register's Office for said County; thence south 86 degrees 51 minutes east 180 feet to a stake in the west line of property conveyed to Holt Bean and wife by deed of record in Book 1454, page 114, said Register's Office; thence along Bean's line north 3 degrees 30 minutes east 292.5 feet to a stake with iron pins; thence north 86 degrees 30 minutes west 180 feet to a point; thence south 3 degrees 30 minutes west 293.6 feet to beginning, containing 1.21 acres.

Being the same property conveyed to Dr. John J. Bean and wife, Arie Moore Bean by deed of record in Book 2144, page 24, Register's Office for Davidson County, Tennessee, the said Dr. John J. Bean having since died.

Davidson County DEEDWARR
Recvd: 08/21/02 11:26 2pgs
Fees:13.00 Taxes:740.00
20020821-0101163

Tract No. 1 is subject to Restrictive Covenants of record in Book 662, page 807, Register's Office for Davidson County, Tennessee and in Book 1542, page 340 said Register's Office, and to restrictions, set back line and easements disclosed by the Plan of record in Book 1424, page 52, Register's Office for Davidson County, Tennessee. However, the easement shown by said plan to run along the south line of said Tract has been released and canceled by instrument of record in Book 1583, page 427, Register's Office for Davidson County, Tennessee.

Tract No. 2 is subject to Restrictive Covenants of record in Book 1470, page 464, Register's Office for Davidson County, Tennessee.

This is improved property known as 1717 Glen Echo Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the same tract or parcel of land with appurtenances, estate, title and interest thereto belonging to said GRANTEE, their heirs and assigns forever; and I do covenant with the said GRANTEE that I am lawfully seized and possessed of said unit in fee simple, have good right to convey it, and the same is unencumbered, except as hereinabove set forth; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said unit to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever except as set forth above. 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 20th day of August, 2002.

Arie Moore West Bean by
Leslie Bean Weed, by Atty in Fact

ARIE MOORE WEST BEAN by
LESLIE BEAN WEED, her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public, in and for said County and State, LESLIE BEAN WEED, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Arie Moore West Bean acknowledged that such person executed the same as the free act and deed of Arie Moore West Bean.

WITNESS my hand and seal at office in Nashville, Tennessee, this 20th day of August, 2002.

Gail Pigg
NOTARY PUBLIC

GAIL PIGG NOTARY PUBLIC AT LARGE TENNESSEE

My commission expires: May 30, 2004.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $200,000.00.

Randall Conley

Sworn to and subscribed before me this 20 day of August, 2002.

Gail Pigg
NOTARY PUBLIC

GAIL PIGG NOTARY PUBLIC AT LARGE TENNESSEE

My commission expires: May 30, 2004.