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JM

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
315 Deaderick Street, Suite 2700
Nashville, TN 37238

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
S. Scott Means and wife, Cheryl L. Means 4152 Brandywine Pointe Blvd. Old Hickory, TN 37138	Same	Map 53, Parcels 29 and 41

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, OLD HICKORY CENTRE LIMITED PARTNERSHIP (f/k/a Riverfront Development Limited Partnership) ("Grantor") has bargained and sold, and by these presents does hereby transfer and convey unto S. SCOTT MEANS and wife, CHERYL L. MEANS ("Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 10 of Riverfront Shopping Center, Section 8, of record in Plat Book 11190, Page 17, Register's Office for Davidson County, Tennessee.

The source of this description is the Lot Survey by Bruce Rainey dated July 31, 2002.

Being part of the same property conveyed to Grantor by Deeds of record in Book 9267, page 664 and Book 6943, page 138, said Register's Office.

This is unimproved property known as Lot No. 10 on the Plan of Riverfront Shopping Center, Section 8 on Robinson Road, Nashville, Tennessee.

Said property is conveyed subject to the following matters:

1. 2002 Taxes, a lien, which is not yet due and payable.

2. Charter of Old Hickory Centre Homeowner's Association, Inc. of record in Book 11248, page 868, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 7584, page 347, as amended in Book 8083, page 496; Book 9470, page 222; and Book 11005, page 198, and in any allied instrument(s) referred to in said restrictions, all of record in said Register's Office.

4. Agreement as of record in Book 6943, page 118, as amended in Book 7938, page 936, said Register's Office.

5. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Instrument No. 20020822-0101872, said Register's Office.

Davidson County DEEDWARR
Recvd: 08/22/02 16:18 2pgs
Fees:13.00 Taxes:277.50

20020822-0101873

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its representatives, successors and assigns to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

WITNESS my hand this 22nd day of August, 2002.

OLD HICKORY CENTRE LIMITED PARTNERSHIP (f/k/a Riverfront Development Limited Partnership)

By: H. E. McCall
Its: Managing Partner

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared HANK E. McCALL, JR. 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 MANAGING PARTNER of OLD HICKORY CENTRE LIMITED PARTNERSHIP, the within named bargainor, a Tennessee limited partnership, and that he as such MANAGING PARTNER executed the foregoing instrument for the purposes therein contained by signing the name of the limited partnership by himself as MANAGING PARTNER

WITNESS my hand, at office, this 22nd day of August, 2002.

Notary Public

My Commission Expires: May 30, 2004

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $75,000.00.

Affiant

Sworn to and subscribed before me this 22nd day of August, 2002.

Notary Public

My Commission Expires: May 30, 2004