Davidson County DEEDWARR
Recvd: 09/18/03 14:13 10pgs
Fees:53.00 Taxes:1406.00
20030918-0138388

THIS INSTRUMENT PREPARED BY:
Ben C. Fordham
CAMERON WORLEY FORDHAM, P.C.
414 Union Street, Suite 1830
Nashville, TN 37219

Address of New Owner:	**Send Tax Bills To:**	**Map-Parcel Numbers:**
Day Care Center Investors, a partnership c/o John Archer, General Partner 906 Military Baxter Springs, KS 66713-1544	Same	Map 135 Parcels 278 and 363

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) dollars and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **MELANIE BURRESS, EXECUTRIX OF THE ESTATE OF MYRTLE T. EZELL, A. EDWARD TURNER, CHERYL LYNN TURNER FEWELL, JACQUELYN MARIE TURNER HARRELL AND MELANIE ANN TURNER BURRESS**, the Grantors herein, have bargained and by these presents do transfer and convey unto **Day Care Center Investors,** a Missouri general partnership consisting of John T. Archer and Velma J. Archer, the Grantee herein, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

TRACT 1:

Land in Davidson County, Tennessee, being Lots Nos. 1 and 2 on the Plan of Airport Square, as of record in Book 5190, page 796, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more detailed description of said lots.

Being the same property conveyed to Estate of Myrtle T. Ezell by Deed from Clifton L. Ganus, Jr., Lott R. Tucker, Jr. and Jim Bill McInteer, Co-Executors of the Estate of Houston T. Ezell, deceased of record in Book 11582, page 113, Register's Office of Davidson County, Tennessee.

Included in the above described property but specifically excluded from this conveyance is that tract conveyed to the State of Tennessee by Deed of record in Book 8553, page 210, Register's Office of Davidson County, Tennessee.

Said property is conveyed subject to matters set forth on Exhibit A attached hereto and incorporated herein by this reference (the "Permitted Exceptions").

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, hereditaments, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

GRANTORS DO further covenant and bind themselves, their heirs and assigns to warrant specially 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 and subject, however, to the Permitted Exceptions.

The spouses of each beneficiary join in this instrument to convey any and all marital or other rights he or she may have in and to the subject property.

WITNESS OUR HANDS THIS 4 day of September, 2003.

Melanie Turner Burress

Melanie Turner Burress, Executrix of the
Estate of Myrtle T. Ezell

Melanie Ann Turner Burress

Melanie Ann Turner Burress

_____

A. Edward Turner

_____

Rowena Turner, spouse of A. Edward Turner

_____

Cheryl Lynn Turner Fewell

_____

Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

_____

Jacquelyn Marie Turner Harrell

_____

Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

GRANTORS DO further covenant and bind themselves, their heirs and assigns to warrant specially 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 and subject, however, to the Permitted Exceptions.

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WITNESS OUR HANDS THIS 4 day of Sept., 2003.

Melanie Turner Burress, Executrix of the
Estate of Myrtle T. Ezell

Melanie Ann Turner Burress

A. Edward Turner

Rowena Turner, spouse of A. Edward Turner

Cheryl Lynn Turner Fewell

Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

Jacquelyn Marie Turner Harrell

Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

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WITNESS OUR HANDS THIS 4 day of September, 2003.

Melanie Turner Burress, Executrix of the
Estate of Myrtle T. Ezell

Melanie Ann Turner Burress

A. Edward Turner

Rowena Turner, spouse of A. Edward Turner

Cheryl Lynn Turner Fewell

Cheryl Lynn Turner Fewell

Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

Jacquelyn Marie Turner Harrell

Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

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The spouses of each beneficiary join in this instrument to convey any and all marital or other rights he or she may have in and to the subject property.

WITNESS OUR HANDS THIS _____ day of _____, 2003.

_____
Melanie Turner Burress, Executrix of the
Estate of Myrtle T. Ezell

_____
Melanie Ann Turner Burress

_____
A. Edward Turner

_____
Rowena Turner, spouse of A. Edward Turner

_____
Cheryl Lynn Turner Fewell

_____
Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

Jacquelyn Marie Turner Harrell
_____
Jacquelyn Marie Turner Harrell

Gary Harrell
_____
Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, Jane Caplenn, a Notary Public of said county, Melanie Turner Burress, Executrix of the Estate of Myrtle T. Ezell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of September, 2003.

Jane Caplenn
Notary Public

My Commission Expires: 11-26-05

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, Jane Caplenn, a Notary Public of said county, Melanie Ann Turner Burress, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of September, 2003.

Jane Caplenn
Notary Public

My Commission Expires: 11-26-05

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration for this transfer or value of property (whichever is greater) is $380,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Melanie Turner Burress
Melanie Turner Burress, Executrix of the Estate of Myrtle T. Ezell

Sworn to and subscribed before me, this 4th day of September, 2003.

Notary Public

6642-05003.8

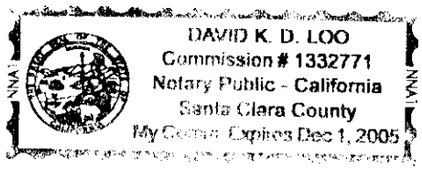
STATE OF CALIFORNIA)
COUNTY OF Santa Clara)

Personally appeared before me, David K. D. Loo, a Notary Public of said county, A. Edward Turner, the within bargainor, ~~with whom I am personally acquainted~~, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4 day of September, 2003.

David K D Loo
Notary Public

My Commission Expires: 12/01/2005



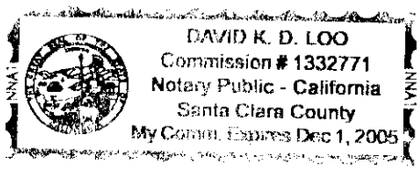
STATE OF CALIFORNIA)
COUNTY OF Santa Clara)

Personally appeared before me, David K. D. Loo, a Notary Public of said county, Rowena Turner, the within bargainor, with ~~whom I am personally acquainted~~, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4 day of September, 2003.

David K D Loo
Notary Public

My Commission Expires: 12/01/2005



STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Edward P. Thornton, a Notary Public of said county, Cheryl Lynn Turner Fewell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of Sept, 2003.

Edward P. Thornton
Notary Public

EDWARD P. THORNTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EDWARD PERKINS THORNTON
Notary Public, Davidson Co., TN
My Comm. Expires May 30, 200

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Edward P. Thornton, a Notary Public of said county, Richard G. Fewell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of Sept, 2003.

Edward P. Thornton
Notary Public

EDWARD P. THORNTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EDWARD PERKINS THORNTON
Notary Public, Davidson Co., TN
My Comm. Expires May 30, 200

My Commission Expires:

6642-03005-9

STATE OF Texas)
COUNTY OF Tarrant)

Personally appeared before me, Kitty L. Bookout, a Notary Public of said county, Jacquelyn Marie Turner Harrell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11 day of September, 2003.

Kitty L. Bookout
Notary Public

My Commission Expires: 12/21/04

KITTY L. BOOKOUT
MY COMMISSION EXPIRES
December 21, 2004

STATE OF Texas)
COUNTY OF Tarrant)

Personally appeared before me, Shelly Urban, a Notary Public of said county, Gary Harrell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of September, 2003.

Shelly Urban
Notary Public

My Commission Expires: 10-2-05

SHELLY URBAN
Notary Public, State of Texas
My Commission Expires
October 02, 2005

6642-03005-9

EXHIBIT A

PERMITTED EXCEPTIONS

1. Easement for Sanitary Sewers and/or Storm drainage of record in Book 8478, page 649, Register's Office of Davidson County, Tennessee.

2. 2003 taxes, a lien but not yet due or payable. 2003 taxes prorated at closing.

3. Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions recorded in Book 6482, page 717 and in Book 6807, page 337, Register's Office of Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

4. Subject to all matters shown on the Plan of Airport Square, of record in Plat Book 5190, page 796, Register's Office for Davidson County, Tennessee.

5. Reciprocal operating and Easement Agreement between Houston T. Ezell and LaPetite Academy, Inc., of record in Book 6647, page 949, Register's Office fo Davidson County, Tennessee.

6. Grants of Gas Service Line or Fuel Line Easements to Nashville Gas Company or record in Book 6928, page 930, and in Book 8083, page 79, Register's Office of Davidson County, Tennessee.

7. A Deed of Conveyance of 8" Sanitary Sewer Lines granted Metropolitan Government of Nashville and Davidson County Department of Water and Sewage Services of record in Book 6631, page 92, said Register's Office.