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930/0108 14 001 Page 1 of 4
1999-12-15 12:32:22
Cook County Recorder 27.50

PREPARED BY AND RETURN TO:

Dale A. Burket, Esquire
Lowndes, Drosdick, Doster,
Kantor & Reed, P.A.
215 North Eola Drive
P. O. Box 2804
Orlando, Florida 32802



SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

THIS WARRANTY DEED, made and executed as of the 24 day of November, 1999, by **CNL AMERICAN PROPERTIES FUND, INC.**, a Maryland corporation, whose address is 450 South Orange Avenue, Orlando, Florida 32801 (hereinafter referred to as the "Grantor") to **CNL APF PARTNERS, LP**, a Delaware limited partnership, whose address is 450 South Orange Avenue, Orlando, Florida 32801 (hereinafter referred to as the "Grantee"), the following described real property in Cook County, Illinois, more particularly described on Exhibit "A" (the "Property"), together with all of Grantor's right, title and interest as landlord or lessor in and to any leases or rental agreements pertaining to the Property, and all of the rights, benefits and privileges of the landlord or lessor thereunder, including without limitation all of Grantor's right, title and interest in and to any and all security deposits and rentals thereunder.

Mail all tax statements directly to CNL APF Partners, LP at 450 South Orange Avenue, Orlando, Florida 32801.

IN WITNESS OF THE ABOVE, Grantor has set Grantor's hand on the day and year first written above.

[Signatures on next page]

99-05809, MEM

(244522-1) 914097/71578
Burger King#9906, Oak Lawn, Illinois

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Signed and delivered
in the presence of

ZELMA O. WARDEN
Name ZELMA O. WARDEN
JAMES R. HARVELL
Name JAMES R. HARVELL

CNL AMERICAN PROPERTIES FUND,
INC., a Maryland corporation

By [Signature]
Name Curtis B. McWilliams
Its CEO

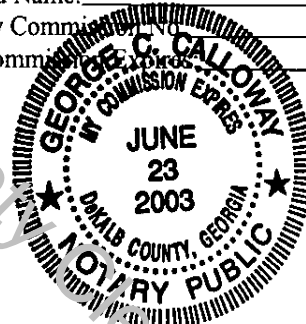
STATE OF GEORGIA
COUNTY OF ~~FULTON~~ Fulton

The foregoing instrument was acknowledged before me this 23rd day of November, 1999,
by Curtis B. McWilliams, as CEO of CNL AMERICAN PROPERTIES FUND, INC., a Maryland corporation.

(NOTARY SEAL)

[Signature]
Notary Public, State of Florida Weldon

Printed Name: _____
Notary Commission No. _____
My Commission Expires _____



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EXHIBIT A

03162701

LEGAL DESCRIPTION:

Lot 1 in A.T. Maras Company Resubdivision of part of the East 1/2 of the Northwest 1/4 of Section 10, Township 37 North Range 13 East of the Third Principal Meridian, according to the plat thereof recorded November 11, 1993 as Document Number 93946351, in Cook County, Illinois.

Permanent Index Number: 24-10-101-023-000

Address: 4545 West 95th Street
Oak Lawn, Illinois

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

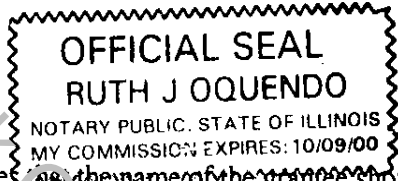
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 11/24, 99

Signature: M. McCall
Grantor or Agent

Subscribed and sworn to before me by the said M. McCall this 24th day of November, '99

Notary Public [Signature]



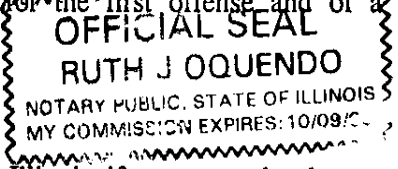
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 11/24, 99

Signature: M. McCall
Grantee or Agent

Subscribed and sworn to before me by the said M. McCall this 24th day of November, '99

Notary Public [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)