THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS, 1ST American Center, Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cameron-Brown Investment Group (NAME:)	SAME (NAME:)	97-0-87
4300 Six Forks Road (STREET ADDRESS OR ROUTE NUMBER)	BOOK 4855 PAGE 208 (STREET ADDRESS)	
Raleigh, North Carolina (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00) and no/100----------

----------*DOLLARS*

cash in hand paid, and other good and valuable considerations, receipt of all of which is hereby acknowledged from CAMERON-BROWN INVESTMENT GROUP the undersigned, Arbour Development Company, a general partnership composed of O. K. Browning, David Kipp, Park Owen, Gloria Riches, Stephen F. Wood, L. H. Hardaway, Jr., L. H. Hardaway, Sr., Lester F. Gore, and Joseph L. Parks, and Stephen F. Wood, Trustee,

has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* CAMERON-BROWN INVESTMENT GROUP, a MASSACHUSETTS BUSINESS TRUST, its SUCCESSORS AND ~~[redacted]~~ *assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being the Arbour East Apartment Site as of record in Book 4460, page 91, described as follows:

Beginning at a concrete monument in the northeast margin of Old Hickory Boulevard as widened in the Southwest corner of the herein described tract; thence with said Road North 7° 05' West 301.35 feet to a concrete monument the beginning of a slight curve to the left having a radius of 2904.68 feet; thence with said curve in a northwesterly direction 783.47 feet to a concrete monument in the beginning of a curve to the right having a radius of 40.00 feet; thence around said curve in a northerly direction a distance of 61.76 feet to a concrete monument in the southerly margin of Lake Parkway; thence with said Parkway the following courses and distances: North 66° 01' East 34.88 feet to a concrete monument in the beginning of a curve to the right having a radius of 202.08 feet; thence around said curve in an easterly direction 196.09 feet to a concrete monument in the beginning of a curve to the left having a radius of 377.34 feet; thence around said curve in an easterly direction 109.54 feet to a concrete monument; thence North 75° 01' East 487.61 feet to a concrete monument in the beginning of a curve to the left having a radius of 439.61 feet; thence around said curve in an easterly direction a distance of 231.55 feet to a concrete monument in the beginning of a curve to the right having a radius of 25.00 feet; thence around said curve in a southerly direction a distance of 36.31 feet to a concrete monument in the southwesterly margin of an unnamed street, thence with said street South 22° 00' East 136.22 feet to a concrete monument; thence leaving said street as shown on the above referred to plan, South

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $6,149,012.41

Affiant

Subscribed and sworn to before me, this the 26th day of September, 19 74

Notary Public

My commission expires: 3-9-77 (Affix Seal)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

22° 00' East 348.53 feet to a concrete monument in the beginning of a curve to the right having a radius of 508.34 feet; thence around said curve in a southerly direction 213.97 feet to a concrete monument; thence South 2° 47' West 352.19 feet to a concrete monument in the beginning of a curve to the right having a radius of 45.82 feet; thence around said curve in a southwesterly direction a distance of 71.81 feet to a concrete monument in the beginning of a curve to the left having a radius of 3540.00 feet in the northwesterly margin of Bell Road; thence, with said Road around said curve in a southwesterly direction 597.64 feet to a concrete monument; thence continuing with said road South 82° 55' West 167.21 feet to a concrete monument in the beginning of a curve to the right having a radius of 200.00 feet; thence around said curve in a northwesterly direction 314.16 feet to the point of beginning, containing 28.01 acres, more or less.

Being the same property conveyed to Arbour Development Company, a general partnership by Quitclaim deed from Stephen F. Wood, Trustee, of record in Book 4844, page 396, Register's Office for Davidson County, Tennessee.

Together with all the hereditaments and appurtenances thereunto belonging or in any wise appertaining, and all improvements now upon or which may hereafter be put upon said real estate, together with all the estate, right, title and interest of the Grantor in and to all personal property of every nature whatsoever now or hereafter located in or upon the real estate above described, or used or intended to be used in connection therewith, all of which are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty, together with possession and right of possession, unto the Grantee, and his successors in trust, in fee simple, forever, and the Grantor hereby represents that such articles are fixtures and an accession to the freehold and a part of the realty, and are covered by this Warranty Deed.

This is unimproved ( ) improved (X) property, known as Arbour East Apartments, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said heirs and assigns, forever.

And we *do covenant with the said 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.*, except (1) 1974 taxes, a lien, but not yet due and payable. Field Bk, No. 4D-5450 Map & Parcel No. 97-0-87. (2) Easement of record in Book 1237, page 94, Register's Office for Davidson County. (3) Easement of record in Book 1129, page 668, Register's Office for Davidson County. (4) Owner's Certificate on recorded plan of record in Book 4460, page 91, Register's Office for Davidson County.

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 heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 25th *day of* September, *1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

O. K. Browning

Park Owen

Stephen F. Wood

Lester F. Gore

ARBOUR DEVELOPMENT COMPANY, a general partnership, by its general partners

David Kipp

Gloria Riches

L.H. Hardaway, Jr.

L.H. Hardaway, Sr.

Joseph L. Parks

The undersigned, Stephen F. Wood, Trustee, joins in this conveyance for the purpose of conveying any and all interest he may have in the property conveyed.

Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Robert J. Walker, a Notary Public in and for said County and State, the within named O. K. Browning, David Kipp, Park Owen, Gloria Riches, Stephen F. Wood, L. H. Hardaway, Jr., L. H. Hardaway, Sr., Lester F. Gore and Joseph L. Parks and Stephen F. Wood, Trustee

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th & 26th day of September, 19 74.

Robert J. Walker, Notary Public.

Commission Expires 3-9-77

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

WARRANTY DEED

FROM

ARBOUR DEVELOPMENT COMPANY, ET AL

TO

CAMERON BROWN INVESTMENT GROUP

C 72569

IDENTIF. REFERENCE

Sep 26 11 33 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

SEP 26 74	CONV	*	$ 6,149,012.61	
SEP 26 74	S'TAX		A 15,987.40	
SEP 26 74	PR'FEE		A* .50	
SEP 26 74	W'DEED		A* 8.00	*15,995.90