ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
ROBERT E. BAKER, TRUSTEE	SAME	107-13-155,
(NAME)	(NAME)	2DA-53697
P.O. Box 120365		107-13-126,
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2DA-53698
Nashville, Tn. 37212		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5777 PAGE 821

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

cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we,

J.R. FREEMAN, SUBSTITUTE TRUSTEE and RANDALL PHILLIPS, a partnership, d/b/a PHILLIPS AND FREEMAN,

hereinafter called the GRANTOR,

have bargained and sold, and by these presents do transfer and convey unto the said ROBERT E. BAKER, TRUSTEE FOR GLENVIEW JOINT VENTURE, a Tennessee partnership for a specific purpose

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

See EXHIBIT "A" attached hereto and made a part hereof the same as if copied verbatim herein, for a complete metes and bounds description of said property.

Being all the same property conveyed to R.L. Freeman, Trustee (with full powers) and Randall Phillips, a partnership d/b/a Phillips and Freeman, by deeds from Vultee Development Corporation of record at Book 4278, page 378 and Book 4306, page 5, Register's Office for Davidson County, Tennessee; the said R.L. Freeman having since died and J.R. Freeman having been appointed Substitute Trustee by Trust Agreement of record at Book 4709, page 562, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. Deed of Trust of record at Book 5171, page 776, UCC-1 Financing Statement of record at Book 5171, page 781, and "General Assignment of Leases" agreement of record at Book 5171, page 784, all of record in the Register's Office for Davidson County, Tennessee; for which Grantor shall remain responsible as outlined in detail in the Wrap-Around Mortgage instrument recorded in the pages immediately following this document.

2. Sewer Easement of record at Book 4067, page 837, said Register's Office.

3. 1981 real estate taxes which have been prorated this date and which the Grantee assumes in full.

~~unimproved~~ (X) property, known as The Glenview Apartments, 1015 Thompson Place, Nashville, Tennessee 37217
(House Number) (Street) (P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. 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 GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever 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 our hands this 31st day of July, 19 81.

PHILLIPS AND FREEMAN
BY: J.R. FREEMAN, SUBSTITUTE TRUSTEE

PHILLIPS AND FREEMAN
BY: RANDALL PHILLIPS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5777 PAGE 822

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J.R. FREEMAN and RANDALL PHILLIPS

the bargainor s, 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 31st day of July, 19 81.

My commission expires 10-21-84 Notary Public

STATE OF TENNESSEE
COUNTY OF

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

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ $3,237,400.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Robert E Baker Trustee

Sworn to and subscribed before me
this 31st day of July, 19 81.

My commission expires 10-21-84 Notary Public

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Attorney, 2211 Crestmoor Road, Nashville, Tennessee 37215

Name | Address

WARRANTY DEED

FROM
J.R. FREEMAN, SUBSTITUTE TRUSTEE and RANDALL PHILLIPS, a ~~partnership d/b/a PHILLIPS AND FREEMAN~~

TO
ROBERT E. BAKER, TRUSTEE FOR GLENVIEW JOINT VENTURE, a Tennessee Partnership for a specific purpose

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

File Box 19

Exhibit "A"

A tract of land in the 1st, formerly the 3rd, Civil District, in Davidson County, Tennessee, being part of Lot No. 17 of the Map of Subdivision of H. W. Williams' land as of record in Book 547, Page 63, R.O.D.C., also part of another tract containing 10.20 acres, more particularly described as follows:

Beginning at a point on the northwesterly margin of Patricia Drive, being the southeast corner of Lot No. 10 of the Plan of Patricia Heights, Section 1, as of record in Book 2331, Page 130, R.O.D.C., Tenn.; thence, with the westerly margin of Patricia Drive, S 23° 55' W, 98.22 feet to a concrete monument; thence, with a curve to the left having a central angle of 28° 29', a radius of 526.52 feet, 261.75 feet; thence, S 04° 08' E, 460.47 feet to a concrete monument; thence, with a curve to the right having a central angle of 85° 22', a radius of 25.00 feet, a distance of 37.25 feet, to a point in the north margin of Thompson Place; thence, with Thompson Place, S 81° 14' 17" W, 401.87 feet; thence, with a curve to the left having a central angle of 01° 23', a radius of 2,889.79 feet, 69.67 feet; thence, leaving Thompson Place, N 14° 54' W, 167.15 feet to a fence corner; thence, continuing with a fence, S 73° 06' W, 161.50 feet to a point; thence, N 01° 45' 34" W, 692.29 feet to a concrete monument; thence, with an old fence line, N 59° 15' 09" E, 759.83 feet; thence, S 31° 36' E, 174.66 feet to the point of beginning, containing 14.74 acres, more or less.

Lindal Phillips

w.h.t. J.R. Freeman, Sub. Trustee

Robert E. Baker Trustee

G 5.3.4.7 5

IDENTIF. REFERENCE

AUG 3 2 46 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FELSH

158 08/03 8426.74- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5777 PAGE 824

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
	Co.	3,237,400-00		

8417.24 CO TX
.50 PRFEE
9.00 WDEED
CHECK 8426.74-
0158A08/03/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 5.3.4.7 5

IDENTIF. REFERENCE

AUG 3 2 46 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TENN.

No. 835941