OFFICIAL RECEIPT

BOK 37

This Instrument Prepared By:

GORDON, BOTTORFF, WATERS & LITTLE
5201 Maryland Way
Brentwood, Tennessee 37027

SPECIAL WARRANTY DEED BOOK 6157 PAGE 503

FROM: Maryland Farms Associates, a Tennessee Limited Partnership

TO: Thoroughbred, Inc., a Tennessee corporation

GENERAL PROPERTY REFERENCE: East Park Tracts 1, 2, & 3,

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Nos.
Thoroughbred, Inc.	Same	Field Book Nos. Davidson County
c/o Southeast Venture Companies Attn: George A. Volkert 301 South Perimeter Park Drive Nashville, Tennessee 37211		Tract 1 Map 170, Par. 7 Tract 2 Map 171, Par. 149

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is Two Million Four Hundred Forty Six Thousand Five Hundred Forty Seven and 40/100 ($2,446,547.40) Dollars.

Affiant

SUBSCRIBED AND SWORN TO before me, this the 13 day of October, 1983.

Notary Public

My Commission Expires: My Commission Expires: JANUARY 22, 1984

FOR AND IN CONSIDERATION OF the sum of Two Million Four Hundred Forty Six Thousand Five Hundred Forty Seven and 40/100 ($2,446,547.40) Dollars, Maryland Farms Associates, a Tennessee Limited Partnership has bargained and sold, and by these presents does transfer and convey unto Thoroughbred, Inc., a Tennessee corporation, its successors and assigns, certain tracts or parcels of land in Williamson and Davidson Counties, State of Tennessee, described as follows, to-wit:

PROPERTY DESCRIPTION

Three tracts of land in the First Civil District of Davidson County, and the Fifteenth Civil District of Williamson County, Tennessee, said tracts being a portion of East Park Planned Unit Development of Maryland Farms, and being more particularly described as follows:

Tract 1

10/14 6373.40- CHECK

5170

Beginning in Davidson County at the intersection of the easterly margin of Brentwood Boulevard and the southerly margin of Old Hickory Boulevard as widened;

Thence, with said southerly margin of Old Hickory Boulevard, S 88° 19' 23" E, 752.97 feet to a point;

Thence, leaving said southerly margin, S 1° 40' 37" W, 191.54 feet to a point in the Davidson/Williamson County line;

Thence, with said county line as follows;

N 86° 05' 11" W, 199.34 feet to a point;
N 86° 05' 47" W, 593.95 feet to a point in the easterly margin of the aforementioned Brentwood Boulevard;

Thence, with said easterly margin as follows:

N 3° 36' 15" E, 126.44 feet to a point;
N 47° 36' 52" E, 49.34 feet to the point of beginning.

Containing 3.18 acres, more or less, and being part of property conveyed to Maryland Farms Associates by deed from James M. Ward, executor, as of record in Deed Book 5660, page 757, R.O.D.C., Tennessee.

See Plat of Tract 1 filed of record in Plat Book 5200, page 654, Register's Office, Davidson County, Tennessee.

Tract 2

Beginning in Davidson County at a point in the southerly margin of Old Hickory Boulevard as widened, said point being S 88° 19' 23" E, 45.6 feet from the centerline extended of South Hillview Drive;

Thence, with said southerly margin as follows:

S 88° 19' 23" E, 591.60 feet to a point;
Thence, northeasterly with a curve to the left 239.03 feet to a point, said curve having a central angle of 9° 00' 37", and a radius of 1,520.00 feet;

Thence, N 82° 40' E, 254.56 feet to an old fence post;

Thence, southwesterly with a curve to the right 257.28 feet to a point, said curve having a central angle of 22° 40' 42", and a radius of 650.00 feet;

Thence, S 56° 51' 03" W, crossing the Davidson/Williamson County line into Williamson County at 187.3 feet and continuing on, in all, 363.90 feet to an iron pin;

Thence, S 57° 56' 41" W, 71.94 feet to a point;

Thence, N 86° 28' 42" W, 485.29 feet to a point in the easterly margin of proposed East Park Drive;

Thence, with said easterly margin of proposed roads as follows:

N 3° 31' 18" E, 23.71 feet to a point;
Northwesterly with a curve to the left, crossing the Davidson/Williamson County line into Davidson County at 130.02 feet and continuing on, in all, 210.02 feet to a point; said curve having a central angle of 25° 25' 22" and a radius of 473.32 feet;
N 21° 54' 04" W, 50.00 feet to a point;

Northeasterly with a curve to the right, 70.07 feet, said curve having a central angle of 19° 09' 24" and a radius of 209.57 feet;
Northeasterly with a curve to the right, 24.72 feet to the point of beginning, said curve having a central angle of 94° 25' 17" and a radius of 15.00 feet.

Containing 6.81 acres, more or less, being divided as follows: 4.77 acres, more or less, in Davidson County, and 2.04 acres, more or less, in Williamson County and being part of property conveyed to Maryland Farms Associates by deed from James M. Ward, executor, as of record in Deed Book 5660, page 757, R.O.D.C., Tennessee, and Volume 374, page 577, R.O.W.C., Tennessee.

See Plat of Tract 2 filed of record in Plat Book 171, page 149, Register's Office, Davidson County, Tennessee, and Volume Book 8, page 107, Register's Office, Williamson County, Tennessee.

Tract 3

Beginning at a point in the easterly margin of the proposed East Park Drive, said point being in Williamson County and the southwest corner of the above-described Tract 2.

Thence, S 86° 28' 42" E, 485.29 feet to a point;

Thence, S 57° 56' 41" W, 197.06 feet to an iron pin;

Thence, S 56° 49' 39" W, 217.48 feet to a point in the northerly margin of proposed Harpeth Drive;

Thence, with the margin of said Harpeth Drive and East Park Drive as follows:

Northwesterly with a curve to the left, 140.05 feet to a point, said curve having a central angle of 5° 36' 41" and a radius of 1,430.00 feet;
Northeasterly with a curve to the right, 25.77 feet to a point, said curve having a central angle of 98° 24' 56" and a radius of 15.00 feet;
Northeasterly with a curve to the left, 50.50 feet to a point, said curve having a central angle of 8° 46' 07" and a radius of 330.00 feet to a point; N 3° 31' 18" E, 169.28 feet to the point of beginning.

Containing 1.76 acres, more or less, and being part of property conveyed to Maryland Farms Associates by deed from James M. Ward, executor, as of record in Deed Book 5660, page 757, R.O.D.C., Tennessee, and Volume 374, page 577, R.O.W.C., Tennessee.

See Plat of Tract 3 filed of record in Plat Book 171, page 149, Register's Office, Davidson County, Tennessee and Volume Book 8, page 107, Register's Office, Williamson County, Tennessee.

The above described 3 tracts are a portion of the property conveyed to Maryland Farms Associates, a Tennessee Limited Partnership by Warranty Deed of record in Book 5660, page 757, Register's Office, Davidson County, Tennessee and Book 374, page 577, Register's Office, Williamson County, Tennessee.

TO HAVE AND TO HOLD said tracts of land, with the appurtenances, estate, title and interest thereto belonging to Thoroughbred, Inc, its successors and assigns, forever.

Maryland Farms Associates does covenant with Thoroughbred, Inc. that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and same is unencumbered except for the items noted on the recorded plat(s) of Maryland Farms East Park set forth herein.

Maryland Farms Associates further covenant and bind itself, its successors and representatives, to warrant and defend forever the title to said land to Thoroughbred, Inc., its successors and assigns against the lawful claims of all persons claiming under it.

Maryland Farms Associates warrants that it has no knowledge of, and has no reason to suspect the existence of any lien, encumbrance, encroachment, adverse claim, or other title defect with respect to the property not shown on the recorded Plat(s) of Maryland Farms East Park set forth herein.

Witness my hand this 13 day of October, 1983.

MARYLAND FARMS ASSOCIATES, a
Tennessee Limited Partnership

BY: _____
Kenneth R. Larish,
General Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, _____ of the State and County aforesaid, personally appeared Kenneth R. Larish, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be General Partner of Maryland Farms Associates, a Tennessee Limited Partnership, (or proved to me on the basis of satisfactory evidence) and that he as such General Partner being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and seal at office in Brentwood, this 13 day of October, 1983.

_____
Notary Public

My Commission Expires: 12/28/85

H 8 0 1 5 0

IDENTIF. REFERENCE

Oct 14 1 44 PM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6157 PAGE 512

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.		$ 2,446,547.40	

6360.90 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 6373.40-
5170A10/14/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H80150

IDENTIF. REFERENCE

Oct 14 1 44 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 986218