Address New Owner:	Send Tax Bills To:	Map-Parcel Nos.
Brookridge Apartments, Ltd. One Maryland Farms, Suite 200 Brentwood, Tennessee 37027	SAME	Pt. 147-0 Par. 10135

This instrument prepared by: BOULT, CUMMINGS, CONNERS & BERRY
222 Third Avenue North, P.O. Box 198062, Nashville, Tennessee 37219

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, DeJongh Franklin (the "Grantor"), by these presents does hereby sell, assign, and forever quitclaim unto Brookside Apartments, Ltd., a Tennessee limited partnership (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to a certain tract or parcel of real estate in Davidson County, Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference (the "Property").

This is unimproved property.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

The Property is not the Grantor's homestead. Grantor provides a separate property as the homestead for himself and his family which will not be affected by this conveyance.

WITNESS the hand of the Grantor, this 26 day of March, 1985.

DeJongh Franklin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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The actual consideration for this transfer is ~~$500,000.00~~.

Affiant

Subscribed and sworn to before me this 26th day of March, 1985.

Linda M. Mommingham
NOTARY PUBLIC
My commission expires: 4-21-85

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

03/27 5.00- CHECK

2728

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, DeJongh Franklin, a Notary Public in and for said County and State, the within named DeJONGH FRANKLIN, the 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 and official seal at Nashville, Tennessee, this 26th day of March, 1985.

Linda M. Mooningham
NOTARY PUBLIC

My Commission Expires: 4-21-85

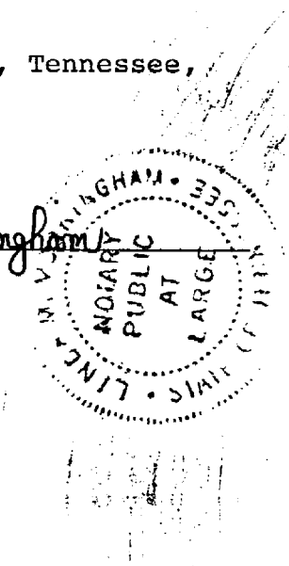


EXHIBIT A

LEGAL DESCRIPTION

BROOKRIDGE APARTMENTS

NASHVILLE, TENNESSEE

Beginning at a point in the Easterly right of way of Nolensville Road and the Southerly right of way of Harding Place and thence North 71°31'52" East 139.14 feet, with the Southerly right of way of Harding Place, to the true point of beginning:
Thence North 71°31'52" East 307.51 feet to an iron pin.
Thence North 18°28'08" West 10.00 feet to an iron pin.
Thence North 71°31'52" East 229.01 Feet to an iron pin.
Thence with a curve to the right (having a central angle of 21°11'07" and a radius of 1,392.69 feet) 514.95 feet to an iron pin.
Thence South 87°17'00" East 484.69 feet to an iron pin.
Thence leaving Southerly right of way of Harding Place, South 3°19'38" West 131.90 feet to an iron pin.
Thence South 4°07'20" West 111.73 feet to an iron pin.
Thence South 5°51'35" West 152.13 feet to an iron pin in the Northerly right of way of Wallace Road.
Thence with a curve to the left (having a central angle of 10°16'59" and a radius of 740.86 feet) 132.97 feet to an iron pin.
Thence leaving Northly right of way of Wallace Road, North 19°17'48" West 40.89 feet to an iron pin.
Thence North 83°46'14" West 622.15 feet to an iron pin.
Thence North 85°00'52" West 483.43 feet to an iron pin.
Thence North 85°00'52" West 59.72 feet to an iron pin.
Thence South 49°57'38" West 318.16 feet to an iron pin in the Easterly right of way of Nolensville Road.
Thence North 14°09'57" West 44.11 feet to an iron pin.
Thence leaving Easterly right of way of Nolensville Road, North 49°46'38" East 175.79 feet to an iron pin.
Thence South 75°55'41" West 150.50 feet to an iron pin in a curve to the right in the Easterly right of way of Nolensville Road.
Thence with said curve to the right (having a central angle of 67°35'29" and a radius of 150.00 feet) 176.95 feet to the true point of beginning, containing 451,452.401 square feet or 10.364 acres.

Being the same property conveyed to DeJongh Franklin by deed from Harding Mall Associates of record in Book 5990, page 243, Register's Office for Davidson County, Tennessee.

RUSH

T. IDENTIF. REFERENCE

MAR 27 4 19 PM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

I.9 2 3.3.1-