This instrument prepared by:
M. Luke Atler
General Foods Corporation
250 North Street
White Plains, N.Y. 10625

BOOK 31
BW

BOOK 6692 PAGE 488

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Space Park Properties, Ltd. 3018 Ambrose Avenue Nashville, Tennessee 37207	same	Part of: Map 18 Parcel 50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One DOLLARS ($ 1.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Oscar Mayer Foods Corporation (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Space Park Properties, Ltd. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit A which is attached hereto and incorporated herein by reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following: (1) Real estate taxes for 1985, which has been prorated between the Parties. The Grantor herein will pay said 1985 taxes only. (2) Easements of record. (3) Fencing Agreements recorded in Book 2155, Page 285 and Book 2151, Page 269, Register's office for Davidson County, Tenn. (4) Lack of direct access to Interstate Highway No. I-65. (5) Perpetual sign and maintenance easement as shown on the plan of Old Stone Bridge Subdivision, Section 1, recorded concurrently. (6) Easement to use Tract I for ingress and egress until such time as said Tract I is dedicated as a public road. (7) Matters shown on Survey of Barge, Waggoner, Sumner and Cannon, File No. 7448, dated 8/29/85 rev. 10/21/85.

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $265,000.00.

Affiant

Subscribed and sworn to before me this 25th day of October, 1985.

Notary Public
My Commission Expires: 9-22-88

NOTARY PUBLIC TENN.

MORTG 716.50- CHECK

326

This is unimproved property, known as part of the Oscar Mayer Foods Corporation property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, Grantee's successor and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind itself to warrant and forever defend the title to the Property to the said Grantee, its successor and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 23rd day of October, 1985, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Oscar Mayer Foods Corporation

By: Thomas J. Ryan
Thomas J. Ryan, Vice President,
Chief Legal Counsel & Secretary

STATE OF WISCONSIN)
County of DANE)

Personally appeared before me, Nancy L. Berg, a Notary Public in and for said County and State, the within named Thomas J. Ryan, Vice President, Chief Legal Counsel and Secretary of Oscar Mayer Foods Corporation

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 Madison, Wisconsin, this 23rd day of October, 1985.

Nancy L. Berg, Notary Public
Nancy L. Berg

Commission Expires Jan. 25, 1987.

Exhibit A

Tract No. I

Being a parcel of land in the Second Civil District, Goodlettsville, Davidson County, Tennessee, located on the easterly side of Dickerson Road, being a part of the property conveyed to Oscar Mayer and Co., Inc., by deed of record in Book 4352, Page 376, particularly described as follows:

BEGINNING at a point in the easterly margin of Dickerson Road at the intersection with the northerly line of Lot No. 1, Section One, Oscar Mayer Industrial Park, as of record in Book 5210, Page 382, R.O.D.C., said point also being northwesterly 444.17 feet from the northerly margin of the Seaboard System Railroad as measured along said easterly margin of Dickerson Pike;

THENCE with said easterly margin of Dickerson Pike with a curve to the left 154.66 feet to an iron pin, said curve having a central angle of 05° 20', a radius of 1,661.93 feet, a tangent of 77.39 feet, and a chord of N 17° 09' W, 154.61 feet;

THENCE, leaving said easterly margin of Dickerson Pike with the northerly line of the herein-described Access Road the following calls:

With a curve to the left 77.87 feet to an iron pin, said curve having a central angle of 89° 14', a radius of 50.00 feet, a tangent of 49.34 feet, and a chord of S 64° 26' E, 70.24 feet;

N 70° 57' E, 17.33 feet to an iron pin;

With a curve to the right 227.09 feet to an iron pin, said curve having a central angle of 74° 32', a radius of 174.55 feet, a tangent of 132.83 feet, and a chord of S 71° 47' E, 211.41 feet;

S 34° 31' E, 161.15 feet to an iron pin;

With a curve to the left 155.70 feet to an iron pin, said curve having a central angle of 22° 58', a radius of 388.49 feet, a tangent of 78.91 feet, and a chord of S 46° 00' E, 154.66 feet;

S 57° 29' W, 652.15 feet to an iron pin;

With a curve to the right 192.00 feet to an iron pin, said curve having a central angle of 31° 47', a radius of 346.17 feet, a tangent of 98.54 feet, and a chord of S 41° 35' E, 189.55 feet;

S 25° 42' E passing through an iron pin at 119.92 feet, a total distance of 575.12 feet to an iron pin;

THENCE, leaving said northerly margin with the terminus of said Access Road, S 64° 24' W, 60.00 feet to an iron pin;

THENCE, with the southerly margin of the herein-described Access Road the following calls:

N 25° 42' W, passing through an iron pin at 77.09 feet, a total distance of 575.02 feet to an iron pin;

With a curve to the left 158.72 feet to an iron pin, said curve having a central angle of 31° 47', a radius of 286.17 feet, a tangent of 81.46 feet, and a chord N 41° 35' W, 156.70 feet;

N 57° 29' W, 652.15 feet to an iron pin;

With a curve to the right 100.49 feet to an iron pin at the northeasterly corner of Lot No. 1, Section One, Oscar Mayer Industrial Park, as of record in Book 5210, Page 382, R.O.D.C., said curve having a central angle of 12° 50', a radius of 448.49 feet, a tangent of 50.46 feet, and a chord of N 51° 03' W, 100.28 feet;

With the northerly line of said Lot No. 1 and continuing with said southerly margin of the Access Road with a curve to the right 79.29 feet to an iron pin, said curve having a central angle 10° 08', a radius of 448.49 feet, a tangent of 39.73 feet, and a chord of N 39° 35' W, 79.15 feet;

N 34° 31' W, 161.15 feet to an iron pin;

With a curve to the left 149.03 feet to an iron pin, said curve having a central angle 74° 32', a radius of 114.55 feet, a tangent of 87.17 feet, and a chord of N 71° 47' W, 138.74 feet;

S 70° 57' W, 22.68 feet to an iron pin;

With a curve to the left 73.72 feet to the point of beginning, said curve having a central angle 84° 29', a radius of 50.00 feet, a tangent of 45.40 feet, and a chord of S 28° 42' W, 67.22 feet;

Containing 120,251 square feet, or 2.76 acres, more or less.

TRACT NO. TWO

Being a parcel of land in the Second Civil District, Goodlettsville, Davidson County, Tennessee, located on the northerly side of the Seaboard System Railroad, 150 feet, more or less, as measured along said northerly margin of said railroad from the easterly margin of Dickerson Pike being part of the property conveyed to Oscar Mayer and Co. by deed of record in Book 4352, Page 376, R.O.D.C., and being more particularly described as follows:

BEGINNING at a point in the northerly margin of the Seaboard System Railroad, said point being S 57° 13' E, 148.21 feet as measured along said northerly margin of the Seaboard System Railroad from the easterly margin of Dickerson Pike, said point being the southeasterly most corner of Lot No. One, Section One, Oscar Mayer Industrial Park, as of record in Book 5210, Page 382, R.O.D.C.;

THENCE, leaving said northerly margin of the Seaboard System Railroad with the easterly line of said Lot No. One, Section One, Oscar Mayer Industrial Park, N 22° 54' E, 379.22 feet, to a an iron pin in the southerly margin of a 60-foot wide Access Road;

THENCE, with said southerly margin of a 60-foot side Access Road the following calls:

With a curve to the left 100.49 feet to an iron pin, said curve having a central angle 12° 50', a radius of 448.49 feet, a tangent of 50.46 feet, and a chord of S 51° 03' E, 100.28 feet:

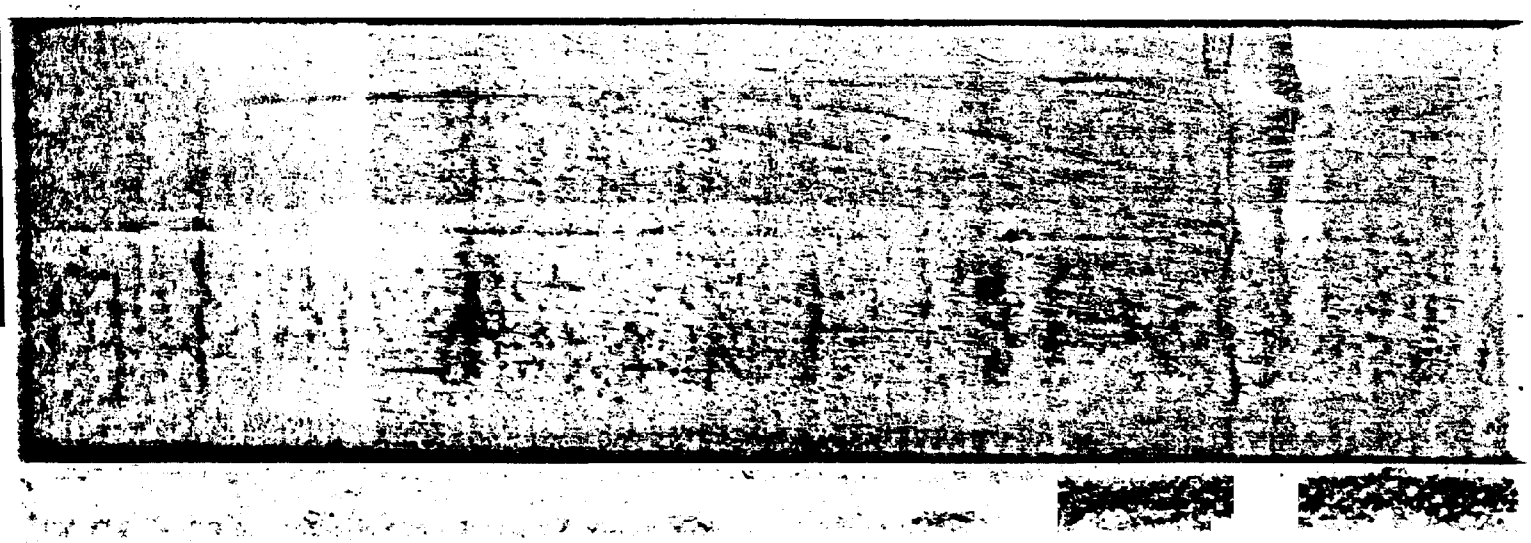
S 57° 29' E, 652.15 feet to an iron pin:

With a curve to the right 158.72 feet to an iron pin, said curve having a central angle of 31° 47', a radius of 286.17 feet, a tangent of 81.46 feet, and a chord of S 41° 35' E, 156.70 feet:

S 25° 42' E, 497.93 feet to an iron pin:

THENCE, leaving said southerly margin of a 60-foot wide Access Road S 65° 51' W, 182.44 feet to an iron pin in the northerly margin of the Seaboard System Railroad;

THENCE, with said northerly margin of the Seaboard System Railroad with a curve to the left 851.94 feet to an iron pin, said curve having a central angle 12° 05', a radius of 4,040.03 feet, a tangent of 427.55 feet and a chord of N 51° 10' 13" W, 850.36 feet;



THENCE, continuing with said northerly margin N 57° 13' W, 316.95 feet to the point of beginning.

Containing 423,705 square feet, or 9.73 acres, more or less.

TRACT NO. THREE

Being a parcel of land in the Second Civil District, Goodlettsville, Davidson County, Tennessee, located on the northerly side of a 60-foot wide Access Road and being a part of the property conveyed to Oscar Mayer and Co., Inc., by deed of record in Book 4352, Page 376, R.O.D.C., and being more particularly described as follows:

BEGINNING at a point in the northerly margin of a 60-foot wide access road, said point being 1,574.68 feet from the easterly margin of Dickerson Pike as measured along said northerly margin;

THENCE, leaving said northerly margin of a 60-foot wide Access Road, N 27° 14' E, passing through a witness iron pin at 107.20 feet, a total distance of 164.05 feet to a point in the center of Mansker Creek;

THENCE, with said center of Mansker Creek, S 77° 31' E, 362.48 feet to a point;

THENCE, continuing with said center of Mansker Creek, S 65° 35' E, 365.95 feet to a point in the westerly margin of Interstate 65;

THENCE, with said westerly margin of Interstate 65, S 25° 16' E, 50.35 feet to a point;

THENCE, leaving said westerly of Interstate 65, S 64° 24' W, passing through a witness iron pin at 133.08 feet, a total distance of 650.11 feet to an iron pin in the northerly margin of the aforementioned 60-foot wide Access Road;

THENCE, with said northerly margin, N 25° 42' W, 455.20 feet to the point of beginning.

Containing 236,851 square feet or 5.44 acres, more or less.

TRACT NO. FOUR

Being a parcel of land in the Second Civil District, Goodlettsville, Davidson County, Tennessee, located on the easterly side of Dickerson Pike, being a part of the property in Book 4352, Page 376, R.O.D.C., and being more particularly described as follows:

BEGINNING at a point in the easterly margin of Dickerson Pike, said point being northwesterly 598.83 feet from the northerly margin of the Seaboard System Railroad as measured along said easterly margin of Dickerson Pike;

THENCE, with said easterly margin of Dickerson Pike the following calls:

With a curve to the left 30.66 feet to an iron pin, said curve having a central angle of 01° 03', a radius of 1,661.93 feet, a tangent of 15.33 feet and a chord of N 20° 21' W, 30.66 feet;

N 71° 38' E, 90.00 feet to an iron pin;

With a curve to the left 65.40 feet to an iron pin, said curve having a central angle of 01° 50', a radius of 2,035.08 feet, a tangent of 32.70 feet, and a chord of N 15° 36' W, 65.39 feet;

N 20° 09' W, passing through a witness iron pin at 134.39 feet a total distance of 245.00 feet to a point in the center of Mansker Creek;

THENCE, leaving said easterly margin of Dickerson Pike with the center of Mansker Creek the following calls:

S 48° 00' E, 134.71 feet to a point;

S 45° 54' E, 323.95 feet to a point;

S 28° 14' E, 332.94 feet to a point;

S 64° 03' E, 604.26 feet to a point;

S 32° 45' E, 171.04 feet to a point;

S 53° 18' E, 182.40 feet to a point;

S 77° 31' E, 42.00 feet to a point;

THENCE, leaving said center of Mansker Creek S 27° 14' W, passing through a witness iron pin at 56.85 feet, a total distance of 164.05 feet to an iron pin in the northerly margin of a 60-foot wide Access Road;

THENCE, with said northerly margin of a 60-foot wide Access Road, the following calls:

N 25° 42' W, 119.92 feet to an iron pin;

With a curve to the left 192.00 feet to an iron pin, said curve having a central angle of 31° 47', a radius of 346.17 feet, a tangent of 98.54 feet and a chord of N 41° 35' W, 189.55 feet;

N 57° 29' W, 652.15 feet to an iron pin;

With a curve to the right 155.70 feet to an iron pin, said curve having a central angle of 22° 58', a radius of 388.49 feet, a tangent of 78.91 feet, and a chord of N 46° 00' W, 154.66 feet;

N 34° 31' W, 161.15 feet to an iron pin;

With a curve to the left 227.09 feet to an iron pin, said curve having a central angle of 74° 32', a radius of 174.55 feet, a tangent of 132.83 feet, and a chord of N 71° 47' W, 211.41 feet;

S 70° 57' W, 17.33 feet to an iron pin;

With a curve to the right 77.87 feet to the point of beginning, said curve having a central angle of 89° 14', a radius of 50.00 feet, a tangent of 49.34 feet, and a chord of N 64° 26' W, 70.24 feet.

Containing 160,387 square feet, or 3.68 acres more or less.

IDENTIFICATION REFERENCE
OCT 25 12 39 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
4 7 6 7 7

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6692 PAGE 497

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

2650[illegible].00- CASH
685.00 CHECK
.50 [illegible]
27.00 MOR[illegible]
CHECK 716.50-
0376A10/25/85 BA[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47677

IDENTIFICATION REFERENCE

OCT 25 12 40 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 185749

497