BOOK 5718 PAGE 383

This instrument prepared by:

Richard P. Vornholt
Holt, Ney, Zatcoff & Wasserman
100 Galleria Parkway
Suite 600
Atlanta, Georgia 30339

MAP 161, PARCEL 53, 54.1, 54.2, 55 and 198

Address of New Owner as follows:

Arbors of Brentwood Phase II
Limited Partnership
c/o Peter Parrott
Crow, Terwilliger & Parrott, Inc.
Two Brentwood Commons
Suite 203
Brentwood, Tennessee 37027

Send Tax Bills to:

c/o Peter Parrott
Crow, Terwilliger & Parrott, Inc.
Two Brentwood Commons
Suite 203
Brentwood, Tennessee 37027

STATE OF GEORGIA)

COUNTY OF FULTON)

The actual consideration or value, whichever is greater, for this transfer is $630,000.00.

J. Daryl Rynn
Affiant

Subscribed and sworn to me, this 25 day of NOVEMBER, 1985.

Brenda C. Curtis
Notary Public

(NOTARY SEAL)

My Commission Expires:
April 18, 1988

SPECIAL WARRANTY DEED

THIS INDENTURE is made between CROW ARBORS OF BRENTWOOD PHASE II LIMITED PARTNERSHIP, a Georgia limited partnership, hereinafter referred to as "GRANTOR" and ARBORS OF BRENTWOOD PHASE II LIMITED PARTNERSHIP, a Tennessee limited partnership, hereinafter referred to as "GRANTEE."

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), cash in hand paid by GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, GRANTOR has bargained and sold, and by these presents does transfer and convey unto GRANTEE, its successors and assigns all GRANTOR's right, title, and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to GRANTEE, its successors and assigns, forever, and GRANTOR does covenant with 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, unless otherwise set forth in Exhibit "B" attached hereto and made a part hereof; and GRANTOR does further covenant and bind itself, its successors, assigns and representatives, to warrant and forever defend the title to the said land to GRANTEE, its successors and assigns, against the lawful claims of all persons claiming by, through or under GRANTOR.

IN WITNESS WHEREOF, GRANTOR has executed this instrument ~~on~~ as of this 1st day of November, 1985.

CROW ARBORS OF BRENTWOOD PHASE II LIMITED PARTNERSHIP, a Georgia limited partnership

By: CTW Development Corp, a Georgia corporation, General Partner

By: J. Daryl Reyna
Name: J. Daryl Reyna
Title: V-P

(CORPORATE SEAL)

STATE OF GEORGIA

COUNTY OF FULTON

Before me, Lenard E. Avilla, Jr., a Notary Public in and for the County and State aforesaid, personally appeared J. Daryl Reyna, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of CTW Development, Corp., a Georgia corporation, a general partner of Crow Arbors of Brentwood Phase II Limited Partnership, being authorized to do so, executed the foregoing instrument for the purpose therein contained, and on behalf of said limited partnership, by signing the name of the corporation by himself as Vice President.

Witness my hand and seal, at office in Atlanta, Georgia, this 25 day of NOVEMBER, 1985.

Lenard E. Avilla
Notary Public

(NOTARY SEAL)

My Commission Expires:
APRIL 18, 1988

EXHIBIT "A"

LEGAL DESCRIPTION

Being a 18.75 more or less acre tract of land lying in the 1st Civil District of Davidson County, Tennessee, and being the Rucker Property, which is of record in Book 4854, Page 964, Book 3073, Page 177, Book 5707, Page 809, Book 5241, Page 153 and also Book 5438, Page 182 Register's Office Davidson County, Tennessee, and a portion of Warren Avenue (now closed), and being more particularly described as follows:

Beginning at a point on the Easterly margin of Edmonson Pike, said point being the southwesterly corner of the Crow Arbors of Brentwood Assoc. Property, as of record in Book 6435, Page 290 Register's Office Davidson County, Tennessee, and also being the most northwesterly point of the herein described tract; thence with the common line of the said Crow Arbors of Brentwood Assoc. Property and the herein described tract south 88°24'19" east a distance of 337.55 feet to a point; thence south 02°53'42" west a distance of 141.34 feet to a point on the northerly margin of the (unimproved) Warren Avenue, (now closed); thence with the northerly line of Warren Avenue (now closed) north 89°39'18" east a distance of 466.15 feet to a point; thence continuing north 88°53'20" east a distance of 358.43 feet to a point; thence continuing north 89°22'42" east a distance of 666.13 feet to a point on the westerly line of the George T. Hicks property, as of record in Book 5489, Page 6 Register's Office Davidson County, Tennessee, thence leaving the said northerly line of Warren Avenue, and with the westerly line of the George T. Hicks property, as of record in Book 5489, Page 6, Register's Office, Davidson County, Tennessee, south 02°29'58" east a distance of 50.02 feet to a point; thence south 00°37'28" west a distance of 453.34 feet to an existing iron pin; thence leaving the said George T. Hicks property, and with the northerly line of the Seretha R. Oldham property, as of record in Book 6055, Page 410 Register's Office Davidson County, Tennessee, and Book 6043, page 315 Register's Office, Davidson County, Tennessee, north 89°02'19" west a distance of 1221.57 feet to an existing iron pin; thence leaving the said Seretha R. Oldham Property, and with the common line of the Thelma R. Rucker property, as of record in Book 5241, Page 156, Register's Office Davidson County, Tennessee, and the herein described tract, north 00°54'57" west a distance of 135.03 feet to an existing iron pin; thence north 80°11'26" west a distance of 294.33 feet to an existing iron pin; thence north 85°36'28" west a distance of 312.44 feet to a point on the easterly margin of said Edmonson Pike; thence with the said easterly margin of Edmonson Pike north 01°21'15" east a distance of 407.36 feet to the point of beginning, containing 18.75 more or less acres.

Being the same property conveyed to Crow Arbors of Brentwood Phase II Limited Partnership, a Georgia limited partnership, by deeds of record in Book 6683, page 156; Book 6710, page 540; Book 6710, page 548, and Book 6718, page 376, Register's Office for Davidson County, Tennessee.

The description set forth herein is based on that certain survey of the Rucker Property for Lawyers Title Insurance Company, Crow Arbors of Brentwood Phase II Limited Partnership, Mutual Benefit Life Insurance Company, The Metropolitan Industrial Development Board and Commerce Union Bank, dated October 31, 1985, prepared by Anderson-Delk & Associates, Inc., and bearing the seal of James W. Clark, Tennessee Registered Land Surveyor No. 1445.

The tract of land described herein is improved land located on Edmonson Pike.

EXHIBIT B

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1. Taxes for all years subsequent to 1985.

2. Utility and Drainage Easement retained in Ordinance No. 085-864 of the Metropolitan Government of Nashville and Davidson County, Tennessee.

3. Minimum building setback line as shown on Plat of Survey by Anderson-Delk & Associates, Inc., dated October 31, 1985.

4. Water Service Line Agreement of record in Book 5850, Page 735, Register's Office for Davidson County, Tennessee.

5. Sanitary Sewer and Storm Drainage Easement of record in Book 6710, Page 570, Register's Office for Davidson County, Tennessee.

6. Residential Lease dated November 15, 1985, between Crow Arbors of Brentwood Phase II Limited Partnership and John I. Rucker, Jr. and Mary L. Rucker.

5 6 2 6 1

IDENTIFICATION REFERENCE

NOV 26 2 17 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

630000.00- CONV.
1638.00 CSTAX
.50 PRFEE
12.00 MRTG
CHECK 1650.50-
0573A11/26/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5626 I.

IDENTIFICATION REFERENCE

Nov 26 2 17 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 195694