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ADDRESS OF NEW OWNER	MAP-PARCEL NUMBERS
Twenty-Two Acre Associates, Ltd. c/o Harlon Companies 5510 Six Forks Road Suite 200 Raleigh, N.C. 27622	Tax Map 75 Parcel 35
SEND TAX BILLS TO:	ADDRESS OF MORTGAGEE
Same	Metropolitan Federal Savings and Loan Association 230 4th Avenue North Nashville, Tennessee 37219

This instrument was prepared by: Weldon B. White, Jr., Esq., 162 Fourth Avenue North, Nashville, Tennessee 37219

LIMITED WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, HERMITAGE STATION ASSOCIATES, LTD., a Tennessee limited partnership, (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto TWENTY-TWO ACRE ASSOCIATES, LTD., a Tennessee limited partnership (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 exceptions listed in Exhibit "B" which is attached hereto and incorporated by reference.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $2,924,100.00.

Affiant

Subscribed and sworn to before me this 18th day of June, 1987.

Notary Public
My Commission Expires: 5-8-91

This is unimproved 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 successors and assigns, forever.

And Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by it, except to the extent otherwise set forth in this Deed.

And Grantor does further covenant and bind itself, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through, or under Grantor.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 18th day of June, 1987.

HERMITAGE STATION ASSOCIATES, LTD.
a Tennessee limited partnership,
by all of its general partners

By: _____
L. H. Hardaway, Jr.,

By: MAIN STREET PROPERTIES, INC.,
a Tennessee corporation

By: _____
L. H. Hardaway, Jr.
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Debra D. Rice, a Notary Public in and for the County and State aforesaid, personally appeared L. H. Hardaway, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a general partner of HERMITAGE STATION ASSOCIATES, LTD., a limited partnership, the within named bargainor, and that he as such general partner executed the foregoing instrument for the purposes therein contained, by signing the name of the limited partnership by himself as general partner.

WITNESS my hand and official seal, at office in Nashville, Tennessee, this 18th day of June, 1987.

Debra D. Rice
Notary Public

My Commission Expires: 3/11/91

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Debra D. Rice, a Notary Public in and for the County and State aforesaid, personally appeared L. H. Hardaway, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the President of Main Street Properties Inc. a general partner of HERMITAGE STATION ASSOCIATES, LTD. a limited partnership, the within named bargainor, and that he, as President of such corporation, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited partnership, by such corporation as general partner, by himself as such President.

WITNESS my hand and official seal at office in Nashville, Tennessee this 18th day of June, 1987.

Debra D. Rice
Notary Public

My Commission Expires: 3/11/91

EXHIBIT "A"

Being a tract of land in Hermitage, the Second Civil District, Davidson County, Tennessee, located on the northerly margin of Juarez Road (formerly old Lebanon Dirt Road) between Old Hickory Boulevard and the Seaboard Systems Railroad and being more particularly described as follows:

Beginning at the point of intersection of the easterly margin of the Seaboard Systems Railroad and the northerly margin of Juarez Road;

Thence, with the easterly margin of said railroad being 37 feet distant from the centerline N 15° 40' E, 1255.00 feet to the southerly boundary of the property to Sara D. and Morgan Eliza Stanford;

Thence, leaving said Railroad and with said southerly boundary and remnants of a fence S 86° 40' E, 150.89 feet to the westerly margin of Old Hickory Boulevard;

Thence, with said margin with a curve to the left in a southeasterly direction 766.61 feet to a highway monument, said curve having a radius of 1994.86 feet, a central angle of 22° 01' 06", a tangent distance of 388.09 feet and a chord of S 34° 07' E, 761.90 feet;

Thence, S 45° 07' E, 549.34 feet to a highway monument;

Thence, continuing with said margin with a curve to the right in a southeasterly direction 207.81 feet to the northerly margin of Juarez Road, said curve having a radius of 1809.86 feet, a central angle of 06° 34' 44", a tangent distance of 104.02 feet and a chord of S 41° 50' E, 207.70 feet;

Thence, with said margin of Juarez Road with a curve to the right in a southwesterly direction 217.84 feet to a point, said curve having a radius of 415.74 feet, a central angle of 30° 01' 17", a tangent distance of 111.48 feet and a chord of S 74° 14' W, 215.35 feet;

Thence, S 88° 08' W, 227.28 feet;

Thence, continuing with said margin with a curve to the right 206.06 feet, said curve having a radius of 2266.83 feet, a central angle of 05° 12' 29", a tangent distance of 103.10 feet and a chord of N 89° 16' W, 205.99 feet;

Thence, N 86° 40' W, 45.77 feet to a highway monument;

Thence, at right angles with an offset in said margin S 03° 20' W, 10.00 feet;

Thence, continuing with said margin N 86° 40' W, 759.12 feet to the point of beginning.

Containing 943,326 square feet or 21.66 acres, more or less per the survey by Barge, Waggoner, Sumner & Cannon, job number 8106 originally dated July 27, 1983 as subsequently revised.

Being the same property conveyed to Hermitage Station Associates, Ltd., a Tennessee limited partnership, by Limited Warranty Deed dated September 2, 1986 and recorded in Book 6967, Page 54 in the Register's Office of Davidson County, Tennessee.

EXHIBIT "B"

1. Ad valorem real property taxes for the year 1987 and subsequent years.

2. A 50-foot easement for right-of-way granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, acting by and through the Electric Power Board of said Government, by Harry D. Dodson and Marcelle S. Dodson of record in Book 3948, Page 777, in the Register's Office of Davidson County, Tennessee.

3. A 10-foot easement for right-of-way for highway purposes granted to Davidson County by Harry D. Dodson and Marcelle Estes of record in Book 4987, Page 167, said Register's Office.

4. An easement granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, acting by and through the Electric Power board of said Government by Harry D. Dodson et ux, Elizabeth K. Dodson and Marcelle Dodson Estes, et vir, Ralph Estes of record in Book 5647, Page 515, said Register's Office.

37853

RECEIVED FOR RECORD
JAN 13 1987
REGISTER'S OFFICE

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
	CO	2-924.100.00	8107.48 CSTAX .50 PRFEE 15.00 MORTGAGE CHECK 8202.98- U952AD6/18/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37895

IDENTIFICATION REFERENCE

JUN 18 3 07 PM '87
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 95217