File 37 D.H.C

Address New Owner:	Map-Parcel Numbers:
Nandi Hill Associates c/o Ajeya K. Upadhyaya 2000 Lindell Avenue Nashville, Tennessee 37203	128-4A-7 8D65223
Send Tax Bills To:	**Address of Mortgagee:**
SAME	

This instrument prepared by: Boult, Cummings, Conners & Berry, 222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Million Two Hundred Thousand Dollars ($1,200,000.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, CD Interests, a Texas general partnership (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto Nandi Hill Associates, a Tennessee general 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 this 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 the current year which have been prorated between the parties.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $1,200,000.00.

A K Upadhyaya
Affiant

Subscribed and sworn to before me this 3rd day of August, 1987.

Notary Public
My Commission Expires: 3-19-91

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

2. Easement for Electrical Transmission Line of record in Book 2746, page 216, said Register's Office.

3. Easement for Electrical Transmission Line of record in Book 3762, page 350, said Register's Office.

4. The survey of the property made by Ragan, Smith, Murphy & Associates, dated July 11, 1984, shows certain encroachments evidenced by existing fences and concrete wall which run within the southerly boundary along the easterly portion, the multi-broken easterly boundary and along the westerly boundary which is the easterly boundary of the Robert Tolbert Property.

5. The Plan of record in Book 6250, page 437, said Register's Office, shows an Owner's Certificate, certain setback lines, easements, etc. to which plan reference is hereby made.

6. Storm Water Detention Agreement between Williamsburg Village, Ltd., a Landowner, and The Metropolitan Government of Nashville and Davidson County, of record in Book 6486, page 92, said Register's Office.

This is improved property, known as East Side of Old Hickory Boulevard, south of Tolbert Road.

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 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, Grantee's successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed as of the 3rd day of August, 1987.

CD INTERESTS, a Texas general partnership

By: Peter H. Curry
Peter H. Curry, as attorney-in-fact for Chris Richardson and Don Jones, being all of the partners of CD Interests

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Lee Ellis WARBINGTON, Notary Public, Peter H. Curry, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Attorney-in-Fact of CD Interests, and who is authorized by CD Interests to execute this instrument on behalf of CD Interests.

WITNESS my hand, at office, this 5th day of August, 1987.

Lee Ellis Warbington
Notary Public

My Commission Expires: 4/15/91

NOTARY PUBLIC AT LARGE

5423

IDENTIFICATION REFERENCE

AUG 10 12 12 PM '87

FELIX Z. WILCOX II REGISTER
DAVIDSON COUNTY, TN

EXHIBIT "A"
DESCRIPTION:

PHASE II

A tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee being known as Phase II of Williamsburg Village and being more particularly described as follows:

Beginning at an iron pin set in the north property line of Alice F. Anderson as of record in Book62, page 349, R.O.D.C., Tennessee, said point is the southwest corner of this tract and the southeast corner of Phase I, not of record as of this date. Said point is N 89 deg. 15' 59" E 589.99 feet from the east right-of-way line of Old Hickory Boulevard as widened and proceeding as follows: 1. With the common line of Phae I and this tract for the next 5 calls N 0 deg. 44' 01" W 373.00 feet to an iron pin set; thence, 2. N 89 deg. 15' 59" E 234.00 feet to an iron pin set; thence, 3. N 0 deg. 44' 01" W 522.00 feet to an iron pin set; thence, 4. N 40 deg. 32' 36" E 536.36 feet to an iron pin set; thence, 5. N 0 deg. 06' 07" E 220.00 feet to an iron pin set in the south property line of Ada Wells as of record in Book 3788, page 195, R.O.D.C., Tennessee. Said point is the northwest property corner of this tract and the northeast property corner of Phase I; thence, 6. With the common property line of Wells and this tract for the next 2 calls S 89 deg. 53' 53" E 187.79 feet to an existing iron pin; thence, 7. N 89 deg. 48' 26" E 424.35 feet to an iron pin set. Said point is the northeast corner of this tract and the southeast corner of the Wells property. Also being the end of the east right-of-way line of Tolbert Road, a 50 foot wide right-of-way. Said point is the dividing line of Williamsburg Village Phase III, not of record as of this date, and this tract; thence, 8. With the common line of Phase III and this tract S 19 deg. 25' 08" W 1633.55 feet to an iron pin set. Said point is the southeast corner of this tract and in the line of Phase VI of Williamsburg Village not of record as of this date; thence, 9. With the common line of Phase VI and this tract and passing the northeast corner of Anderson S 89 deg. 15' 59" W 639.99 feet to the point of beginning and containing 979,364 square feet or 22.48 acres, more or less.

The above described tract has a 60 foot public right-of-way known as Winterwood Lane, and being more particularly described as follows:

Beginning at a point in the line separating Phase I from this tract. Said point is on the north right-of-way line of Winterwood Lane, a proposed 60 foot public road not of record as of this date. Said point is S 0 deg. 44' 01" E 398.24 feet from an iron pin set and proceeding as follows: 1. From the point of beginning and with a 472.84 feet radius curve to the left a length of 51.10 feet to a concrete monument set. Said curve has a chord bearing and distnace of S 87 deg. 38' 15" E 51.07 feet; thence, 2. N 89 deg. 15' 59" E 81.00 feet to a concrete monument set at the start of a curve, thence, 3. With a 532.11 foot radius curve to the left a length of 150.45 feet to a concrete monument set. Said curve has a chord bearing and distance of N 81 deg. 09' 59" E 149.95 feet; thence, 4. N 73 deg. 03' 58" E 78.00 feet to a concrete monument set at the start of a curve; thence, 5. With a 388.09 foot radius curve to the right a length of 248.70 feet to a point in the line separating Phase III and this tract. Said curve has a chord bearing and distance of S 88 deg. 34' 32" E 244.46 feet. Said point is S 19 deg. 25' 08" W 1071.45 feet from the northeast corner of the tract; thence, 6. With the line separating Phase III and this tract S 19 deg. 25' 08" W 60.00 feet to a point. Said point is N 19 deg. 25' 08" E 502.10 feet from the southeast corner of this tract. Being in the line separating Phase III, Phase VI and this tract; thence, 7. With a

328.09 foot radius curve to the left a length of 210.63 feet to a concrete monument set. Said curve has a chord bearing and distance of N 88 deg. 32' 33" W 207.03 feet; thence, 8. S 73 deg. 03' 58" W 78.00 feet to a concrete monument set at the start of a curve; thence, 9. With a 592.11 foot radius curve to the right a length of 167.42 feet to a concrete monument set . Said curve has a chord bearing and distance of S 81 deg. 09' 59" W 166.86 feet; thence, 10. S 89 deg. 15' 59" W 81.00 feet to a concrete monument set at the start of a curve ;thence, 11. With a 532.84 foot radius curve to the right a length of 51.08 feet to a point in the line separating Phase I from this tract. Said curve has a chord bearing and distance of N 87 deg. 59' 15" W 51.06 feet. Said point is N 0 deg. 44' 01" W 70.08 feet from an iron pin set; thence, 12. With the line separating PhaseI and this tract N 0 deg. 44' 01" W 60.31 feet to the point of beginning and containing 35,921 square feet or 0,83 acres, more or less

Total of 943,443 square feet or 21.66 acres, more or less within Phase II Excluding Winterwood Lane right-of-way.

PHASE III

A tract of land in the Second Civil District of Metropolitan Nashville and Davidson County, Tennessee, being Phase III of Williamsburge Village and being more fully described as follows:

Beginning at an iron pin set at the end of the easterly line of Tolbert Road, a 50 foot right-of-way and the northeast corner of Phase II, Williamsburg Village and proceeding as follows: 1. Leaving said easterly line and with the easterly line or Robert P. Tolbert, of record in Deed Book 1101, page 561, R.O.D.C., Tennessee, N 1 deg. 30' 19" E 318.33 feet to an iron pin set; thence, 2. N 1 deg. 06' 16" W 335.06 feet to an existing iron pin in the southerly line of Tolbert; thence, 3. With said southerly line, N 87 deg. 26' 37" E 590.00 feet to an iron pin set; thence, 4. Leaving said southerly line and with the common line of Phase III and Phase IV, S 2 deg. 33' 23" E 114 feet to an iron pin set; thence, 5. S 18 deg. 30' 21" W 878.00 feet to an iron pin set; thence, 6. S 54 deg. 54' 11" W 420.00 feet to an iron pin set; thence 7. S 89 deg. 15' 59" W 338.00 feet to an iron pin set at the common corner of Phase IV and Phase VI, and continuing 225.00 feet for a total of 563.00 feet to an iron pin set in the southeasterly corner of Phase II; thence, 8. With the easterly line of Phase II, N 19 deg. 25' 08" E 1633.55 feet to the point of beginning and containing 36.17 acres (1,575,359 square feet), more or less.

PHASE IV

A tract of land in the Second Civil District of Metropolitan Nashville and Davidson County, Tennessee, being Phase IV of Williamsburge Village and being more fully described as follows:

Beginning at an existing iron pin in the southwesterly corner of Section 8, West Meade Farms, Inc. of record in Plat Book 3600, page 62, R.O.D.C., Tennesse and proceeding as follows: 1. With the southerly line of said Section 8 N 88 deg. 17' 38" E 180.00 feet to an iron pin set in the northwesterly corner of Phase V thence, 2. With the westerly line of Phase V, S 21 deg. 40' 36" E 624.78 feet to an iron pin set; thence, 3. With the southerly line of Phase V, N 72 deg. 03' 06" E 489.06 feet to an iron pin set; thence, 4. With the easterly line of Phase V N 24 deg. 01' 28" E 500.00 feet to an iron pin set in the southerly line of aforementioned Section 8, West Meade Farms, Inc; thence, 5. With said southerly line, N 88 deg. 17' 38" E 376.50 feet to an existing iron rod in concrete; thence, 6. S 73 deg. 29' 03" E 79.33 feet to an existing iron pin; thence, 7. S 47 deg. 01' 19" E 42.83 feet to an existing iron pin in the westerly line of Section 10, West Meade Farms, Inc. of record in Plat Book 2331 page 79, R.O.D.C., Tennessee; thence, 8. With said southerly line S 43 deg. 19' 33" W 191.46 feet to an existing iron pin; thence, 9. S 52 deg. 53' 57" W 217.68 feet to an existing iron pin; thence, 10. S 35 deg. 53'11" W 62.96 feet

to an existing iron rod in concrete; thence, 11. S 17 deg. 18' 19" W 199.78 feet toan existing concrete monument in the northwesterly corner of Section 15, West Meade Farms, Inc. of record in Plat Book 2663, page 55, R.O.D.C., Tennessee; thence 12. With the westerly line of said Section 15, S 17 deg. 08' 37" W 27.52 feet to an existing concrete monument; thence, S 23 deg. 47' 58" W 193.38 feet to an existing concrete monument; thence, 14. S 39 deg. 42' 01" W 394.89 feet to an existing concrete monument; thence, 15. S 20 deg. 43' 33" W 352.88 feet to an existing concrete monument; thence, 16. S 13 deg. 52' 51" E 58.63 feet to an existing concrete monument; thence, 17. S 32 deg. 00' 13" E 249.30 feet to an existing concrete monument in the northwesterly corner of Section 16, West Meade Farms, Inc. of record in Plat Book 2663, page 56, R.O.D.C., Tennessee; thence, 18. With the westerly line of said Section 16, S 5 deg. 56' 31" W 95.87 feet to an existing concrete monument; thence, 19. S 25 deg. 23' 56" W 159.87 feet to an existing concrete monument; thence, 20. S 30 deg. 50' 56" W 155.80 feet to an existing concrete monument; thence, 21. S 35 deg. 06' 45" W 136.39 feet to an existing concrete monument; thence 22. S 60 deg. 00' 52" W 402.19 feet to an existing iron pin; thence, 23. S 54 deg. 04' 18" W 144.94 feet to an existing iron pin; thence, 24. S 31 deg. 51' 34" W 290.42 feet to an existing iron pin; thence, 25. S 22 deg. 10' 44" W 342.47 feet to an existing iron pin in the northerly line of Phase VI; thence, 26. With said northerly linethe common line of Phase IV and Phase VI, S 89 deg. 15' 59" W 827.18 feet to an iron pin set; thence, 27. N 0 deg. 44' 01" W 751.45 feet to an iron pin set in the southerly line of Phase III; thence 28. With said southerly line, the common line of Phase III and Phase IV, N 89 deg. 15' 59" E 338.00 feet to an iron pin set; thence, 29. N 54 deg. 54' 11" E 420.00 feet to an iron pin set; thence, 30. N 18 deg. 30' 21" E 878.00 feet to an iron pin set; thence, 31. N 2 deg. 33' 23" W 1140.00 feet to an iron pin set in the southerly line of Robert P. Tolbert of record in Deed Book 1101, page 56, R.O.D.C., Tennessee; thence, 32. With said southerly line, N 88 deg. 17' 38" E 67.65 feet to the point of beginning and containing 64.76 acres, (2,820,739 square feet) more or less.

PHASE VI

A tract of land in the Second Civil District of Metropolitan Nashville and Davidson County, Tennessee , being Phase VI of Williamsburg Village and being more fully described as follows:

Beginning in the southerly line of Section 16, West Meade Farms, Inc., of record in Plat Book 2663, page 56, R.O.D.C., Tennessee and the northwesterly corner of Eric Engel et ux of record in Deed Book 5136, page 777, R.O.D.C., Tennessee and proceeding as follows: 1. With the westerly line of Engel, S 13 deg. 07' 44" E 702.05 feet to an existing iron pin in the northerly line of A.B.C. Cronus, Inc. of record in Deed Book 5244, page 363, R.O.D.C., Tennessee; thence, 2. With said northerly line S 85 deg. 29' 16" W 722.97 feet to a 36" oak tree; thence 3. S 88 deg. 26' 08" W 1388.34 feet to an existing iron pin in the easterly line of Old Hickory Boulevard; thence, 4. In a northwesterly direction with said easterly line and a 1255.15 foot radius curve to the right, 300.20 feet to an iron pin set; said curve having a chord bearing and distance of N 47 deg. 12' 47" W 299.50 feet; thence, 5. S 49 deg. 35' 05" W 40.00 feet to an iron pin set; thence, 6. In a northwesterly direction with a 1305.15 foot radius curve to the right, 370.51 feet to an iron pin set; said curve having a chord bearing and distance of N 32 deg. 16' 57" W 369.27 feet; thence, 7. N 24 deg. 08' 59" W 220.97 feet to an iron pin set; thence, 8. N 65 deg. 51' 01" E 35.00 feet to an iron pin set; thence, 9. N 24 deg. 08' 59" W 381.08 feet to an iron pin set in the southerly line of Edward C. Cauthen et ux of record in Deed Book 1385 page 696, R.O.D.C. Tennessee, thence, 10. Leaving the easterly line of Old Hickory Boulevard and with said southerly line S 85 deg. 45' 17" E 558.87 feet to an iron pin set; thence, 11. With the easterly line of Cauthen, N 1 deg. 26' 26" E 272.31 feet to an existing iron pin in the southeasterly corner of Fred C. Pickney, Jr., et ux of record in Deed Book 6119, page 59, R.O.D.C Tennessee; thence,

12. With the easterly line of Pickney and Alice F. Anderson of record in Deed Book 62, page 349, R.O.D.C., Tennessee, N 1 deg. 53' 06" W 606.56 feet to an iron pin set in the southerly line of Phase II; thence, 13. With said southerly line, the common line of Phase II and Phase VI N 89 deg. 15' 59" E 385.00 feet to an iron pin set in the southwesterly corner of Phase III, 225.00 feet to a total of 610.00 feet to an iron pin set in a northwesterly corner of Phase IV: thence, 14. With the westerly line of Phase IV, the common line of Phase IV and Phase VI S 0 deg. 44' 01" E 751.45 feet to an iron pin set; thence, 15. With the southerly line of Phase IV, the common line of Phase IV and Phase VI N 89 deg. 15' 59" E 827.18 feet to an existing iron pin in the westerly line of aforementioned Section 16, West Meade Farms, Inc; thence, 16. With said westerly line, S 47 deg. 19' 44" E 243.40 feet to an existing concrete monument; thence, 17. S 27 deg. 12' 56" E 117.58 feet to an existing concrete monument; thence, 18. With a 284.77 foot radius curve to the left, 433.25 feet to an existing concrete monument; said curve having a chord bearing and distance of S 73 deg. 12' 12" E 392.66 feet; thence 19. N 70 deg. 36' 24" E 12.10 feet to the point of beginning and containing 67.87 acres (2,956,286 square feet), more or less.

Being the same property conveyed to CD Interests by quitclaim deed from Williamsburg Village Limited, a Texas general partnership of record in Book 6618, page 746, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7321 PAGE 42

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
	CO	1,200,000.00		

[illegible] STATE
.50 [illegible]FEE
1.50 [illegible]
CHECK 1 11.50-
[illegible] .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4.2.3.3.

IDENTIFICATION REFERENCE

AUG 10 12 12 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 03691