8859

This Instrument Prepared By:

Dale L. Stegall
Harwell Martin & Stegall
5110 Maryland Way
Brentwood, Tennessee 37027

BOOK 7877 PAGE 711

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Green Hills J. V. C/O Miller & Associates, Inc. Suite 800 3100 West End Avenue Nashville, Tennessee 37203	(Same)	117-10-127

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) Dollars and other good and valuable consideration, the receipt of all of which is hereby acknowledged, VILLAGE CORNER INVESTORS, LTD, a Tennessee Limited Partnership, (the "Grantor" herein), has bargained and by these presents does transfer and convey unto GREEN HILLS J. V., a Tennessee Joint Venture, (the "Grantee" herein), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Beginning at a concrete monument (by others) located on the easterly right of way of Green Hills Village Drive at the northwesterly corner of the property now or formerly conveyed to "Intereal Co.", as of record in Deed Book 5483, page 753, R.O.D.C., Tennessee and being the southwesterly corner of the herein described tract; thence continuing with said right of way N 3° 09' 39" E, 153.80 feet to the point of turnout of Green Hills Village Drive; thence with a curve to the right with a delta of 89° 33' 34", a radius of 25.00 feet and an arc length of 39.08 feet to the point of return of Crestmoor Road, said point being a concrete monument (by others); thence with the southerly right of way of Crestmoor Road S 87° 16' 22" E, 224.40 feet to the northeasterly corner of the herein described tract and being the northwesterly corner of the property now or formerly conveyed to "Christie", as of record in Deed Book 5549, page 499, R.O.D.C., Tennessee; thence with the easterly line of the herein described tract S 2° 56' 39" W, 175.26 feet to an iron pin (by others) being the southeasterly corner of the herein described tract; thence with the southerly line of the herein described tract N 88° 02' 29" W, 249.92 feet to the point of beginning, and being 1.011 acres more or less according to a Survey dated January 9, 1989 by John Kohl and Company, P.C.
>
> Being the same property conveyed to Village Corner Investors, Ltd. from The Vanderbilt University, of record in Book 5904, page 480, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 2210 Crestmoor Road, Nashville, Tennessee 37215.

The 1989 real and personal property taxes have been prorated between the Grantor and Grantee as of the date hereof and Grantee hereby assumes liability for payment thereof.

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, its successors and assigns, forever. Grantor does covenant with the said Grantee that it 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 herein set forth on Exhibit "A". Grantor does further covenant and bind itself, its successors and representatives 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, whomsoever.

WITNESS our hands this 29th day of June, 1989.

VILLAGE CORNER INVESTORS, LTD.,
a Tennessee Limited Partnership

By: Stephen F. Wood
Stephen F. Wood
General Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Betsy B. Edwards, of the state and county aforesaid, personally appeared STEPHEN F. WOOD, 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 General Partner of VILLAGE CORNER INVESTORS, LTD, a Tennessee Limited Partnership, the within named bargainor, a partnership, and that he as such General Partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and seal at Nashville, Tennessee, this 29th day of June, 1989.

Betsy B. Edwards
Notary Public

My Commission Expires:

11/12/90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $2,810,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn and subscribed this 29th day of June, 1989.

Betsy B. Edwards
Notary Public

My Commission Expires:

11/12/90

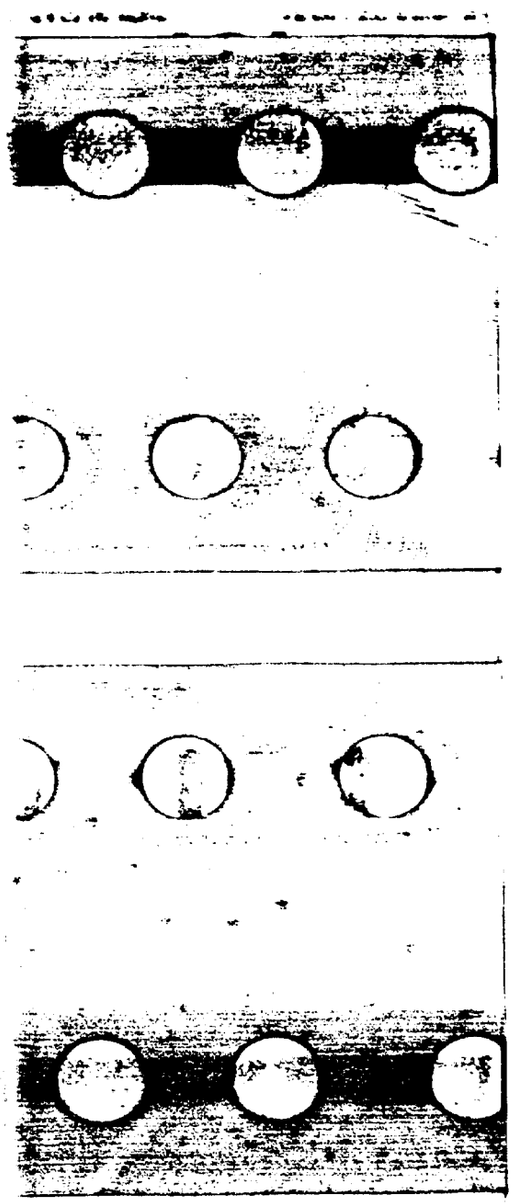
1. A lien for 1989 property taxes, not yet due and payable.

2. Easement dated July 29, 1982 by and between Village Corner Investors, Ltd. and Elizabeth K. Christie and Mary Candice Christie Worsham of record in Book 5936, page 678, Register's Office for Davidson County, Tennessee.

3. Right of Way of Green Hills Village Drive and Crestmoor Road as shown on Survey dated January 9, 1989 by John Kohl and Company, P.C.

45505

JUN 29 2 59 PM '89



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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 2810000.00
				CON TX 9273.00
				PRFEE 0.50
				WDEED 9.00
				TOTAL 9282.50
				CHECK 9282.50
06/29/89	01			15:02 0001 0284

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45505

IDENTIFICATION

JUN 29 3 00 PM '89

FELIX Z. WILSON, II
REGISTER

No. 224561