BOOK 8090 PAGE 748

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $500,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17TH DAY OF APRIL

Notary Public

MY COMMISSION EXPIRES: 11-12-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Equity Search, Inc., 2323 Hillsboro Road, Nashville, Tennessee 37212

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Greater Middle Tennessee Development Partnership (NAME)	Greater Middle TN Development Ptrshp. (NAME)	128-00.076
c/o U.S. Equities Corp. (STREET ADDRESS OR ROUTE NUMBER)	c/o U.S. Equities Corporation (STREET ADDRESS)	
2323 Hillsboro Road	2323 Hillsboro Road	
Nashville, Tennessee 37212 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Carey G. Davis, Philip L. Davis and Philip L. Davis, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Greater Middle Tennessee Development Partnership, a Tennessee General Partnership composed of Oakland Investments LTD., a Delaware Corporation and Trianon Developments LTD., a Delaware Corporation

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

SEE ATTACHED EXHIBIT "A"

19807

IDENTIF. TREFERENCE

APR 18 1 17 PM '90

DAVIDSON COUNTY

2318 04/18 0101 03CHECK 1660.00

The said Marie A. Davis, wife of Philip L. Davis and Claudia B. Davis, wife of Philip L. Davis, Jr. join in this conveyance to relinquish any marital rights they may have in said property.

unimproved (X) This is improved ( ) property, known as Old Hickory Boulevard (House Number) (Street) (P O Address) Nashville (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 17th day of April 19 90

Carey G. Davis — Marie A. Davis — Philip L. Davis

Philip L. Davis, Jr. — Claudia B. Davis

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Carey G. Davis, Philip L. Davis, Philip L. Davis, Jr., Marie A. Davis and Claudia B. Davis

the bargainor 5, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 17th day of April, 19 90.

Notary Public

Commission Expires 11-12-90

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

ATTORNEYS TITLE A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

EXHIBIT "A"

Being a parcel of land in the Second Civil District, Nashville, Davidson County, Tennessee, located on the westerly side of Old Hickory Boulevard, north of U.S. Highway 70 South, and being more particularly described as follows:

BEGINNING at a point in the westerly margin of Old Hickory Boulevard, said point being northerly 3,716 feet, more or less, from the northerly margin of U.S. Highway 70 South;

THENCE, leaving said margin with the westerly line of a portion of the property conveyed to Robert R. Krilick by deed of record in Book 7868, Page 1, R.O.D.C., S 03 deg. 56' 12" W, 1004.48 feet to a point;

THENCE, with the westerly line of property conveyed to U. Grant Browning by deed of record in Book 5599, Page 13, R.O.D.C., S 04 deg. 17' 16" W, 1177.18 feet to a 36" oak tree;

THENCE, S 70 deg. 06' 15" W, 73.61 feet to a point;

THENCE, N 87 deg. 34' 15" W, 168.25 feet to a concrete monument at the northeasterly corner of Deer Lake Subdivision;

THENCE, with the northerly line of said Subdivision N 87 deg. 38' 44" W, 141.77 feet to a point;

THENCE, leaving said line N 20 deg. 30' 00" E, 900.41 feet to a point;

THENCE, N 26 deg. 30' 00" E, 670.00 feet to a point;

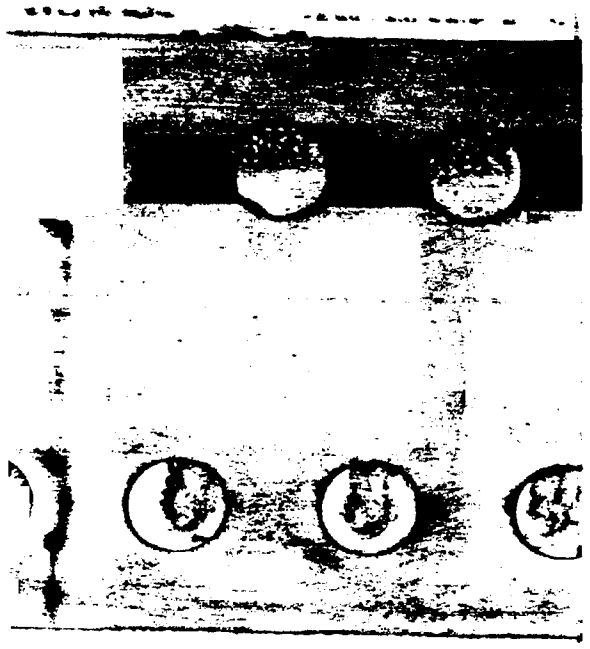
THENCE, N 12 deg. 00' 00" W, 1,542.98 feet to a point;

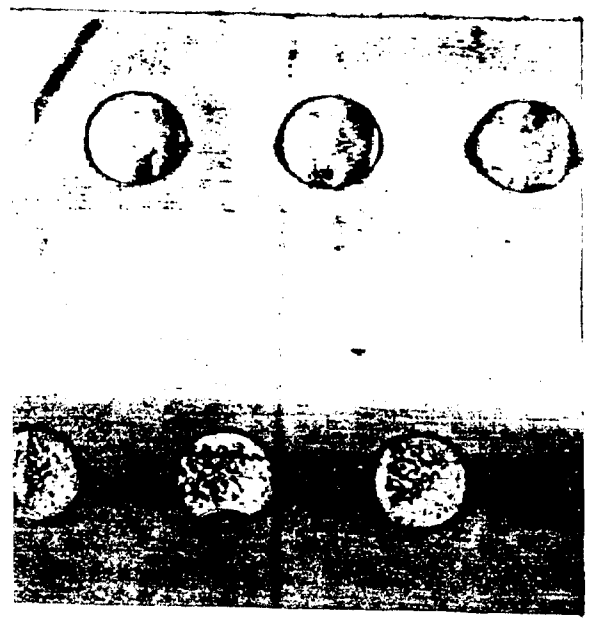
THENCE, S 84 deg. 40' 55" E, 808.91 feet to a point in the westerly margin of Old Hickory Boulevard;

THENCE, with said margin the following calls: S 03 deg. 54' 53" E, 351.30 feet to a point; S 04 deg. 58' 20" E, 162.21 feet to a point; with a curve to the left 179.69 feet to the point of beginning, said curve having a central angle of 06 deg. 59' 32", a radius of 1,472.39 feet, a tangent of 89.96 feet and a chord of S 09 deg. 30' 10" E, 179.58 feet.

CONTAINING 1,850,741 square feet or 42.49 acres, more or less.

Being part of the same property conveyed to Philip L. Davis, Philip L. Davis, Jr. and Carey G. Davis by deed from John C. Beasley, unmarried as recorded in Book 4851, Page 78, Register's Office of Davidson County, Tennessee.





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
			CAMT	500000.00
			CON TX	1650.00
			PRFEE	1.00
			WDEED	9.00
			TOTAL	1660.00
			CHECK	1660.00
04/18/90	01		13:14 0001	2318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9807

IDENTIF. REFERENCE

APR 18 1 17 PM '90

DAVIDSON COUNTY TN.

No. 311414