$67.35

#36732 12/07/90 jef

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (JST)
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED BOOK 8262 PAGE 99

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s):
HAMILTON TEST SYSTEMS NASHVILLE, INC. c/o United Technologies Corp. One Financial Plaza Hartford, CT 06101	Same	See attached Exhibit A

1201 12/21 0101 03CHECK 6712.78

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, HAMILTON TEST SYSTEMS, INC., a Delaware corporation ("Grantor"), has bargained and sold, and hereby transfers and conveys to HAMILTON TEST SYSTEMS NASHVILLE, INC., a Delaware corporation ("Grantee"), certain real property in Davidson County, Tennessee, more particularly described on attached Exhibit A, which is incorporated herein by this reference thereto;

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, forever.

GRANTOR covenants and binds itself and its successors to warrant specially and forever defend the title to said real estate to Grantee and its successors and assigns against the lawful claims of all persons claiming through and under Grantor, but not further or otherwise. Without limiting the foregoing, this conveyance is made specifically subject to the matters set forth on attached Exhibit A.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officer as of the 10th day of December, 1990.

HAMILTON TEST SYSTEMS, INC.

By: _____ Secretary&Vice Presiden
Douglas J. Pew (Title)

8113

IDENTIF. TREFERENCE

Dec 21 9 53 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

STATE OF Connecticut)
ss: Hartford
COUNTY OF Hartford)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Douglas J. Pew, 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 President of Hamilton Test Systems, Inc., a corporation, and is authorized by the corporation to execute this instrument on behalf of the corporation.

WITNESS my hand, at office, this 10th day of December, 1990.

Judith R Hamm
Notary Public
Judith R. Hamm

My Commission Expires:
3-31-95

STATE OF Connecticut)
COUNTY OF Hartford)

The actual consideration for this transfer or value of property (whichever is greater) is $ 2,026,577.12.

Affiant

Subscribed and sworn to before me, this 10th day of December, 1990.

Patricia J Nolan
Notary Public

My Commission Expires:
3-31-94

EXHIBIT A

Tract I

Map: 82-9

Parcel: 293

Land in Davidson County, Tennessee, being located between Madison Street and Monroe Street on the easterly side of Fifth Avenue North and more particularly described according to a survey by Wendell Talley of Barge, Waggoner, Sumner & Cannon, 162 3rd Avenue North, Nashville, Tennessee 37201, License No. 785, dated November 9, 1990, as follows:

Beginning at the point of intersection of the northerly margin of Madison Street and the easterly margin of Fifth Avenue North; thence with said easterly margin, North 26 deg. 58 min. 09 sec. West 567.74 feet to the point of intersection with the southerly margin of Monroe Street; thence with the southerly margin, North 63 deg. 07 min. 28 sec. East, 175.00 feet to the point of intersection with the westerly margin of an alley; thence with said westerly margin, South 26 deg. 53 min. 18 sec. East, 567.97 feet to the point of intersection with the northerly margin of Madison Street; thence with said margin, South 63 deg. 12 min. 08 sec. West, 174.20 feet to the point of beginning, containing 99,148 square feet, or 2.28 acres, more or less.

Being the same property conveyed to Hamilton Test Systems, Inc., a Delaware corporation, by deed from Hampton Crane Service, Inc. a Tennessee corporation of record in Book 8236, page 148, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Tract II

Map: 50

Parcel: Part of 48

Being a parcel of land in the Second Civil District, Nashville, Davidson County, Tennessee, located on the westerly side of Dickerson Pike at Old Due West Avenue and south of Mulberry Downs Circle, being Lot No. 1 as shown on the plan of Due West Commercial Area as of record in Book 6200, page 976, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a concrete monument in the westerly margin of Dickerson Pike, said monument being South 10 deg. 04 min. 00 sec. East 632.64 feet from a concrete monument located at the terminus of a curve return to the southerly margin of Mulberry Downs Circle; thence with said margin, South 10 deg. 04 min. 00 sec. East 130.00 feet to a point; thence leaving said margin, North 87 deg. 23 min. 16 sec. West 300.00 feet to a point; thence North 10 deg. 04 min. 00 sec. West 150.00 feet to a point; thence with a line 50 feet from and parallel to the southerly line of the John T. Benson Subdivision as of record in Book 4350, page 60, R.O.D.C., South 87 deg. 23 min. 16 sec. East 280.00 feet; thence leaving said line with a curve to the right 33.74 feet to the point of beginning, said curve having a central angle of 77 deg. 19 min. 16 sec., a radius of 25.00 feet, a tangent of 20.00 feet, and a chord of South 48 deg. 43 min. 38 sec. East 31.24 feet.

Being the same property conveyed to Hamilton Test Systems, Inc., a Delaware corporation, by deed from J & G Associates, a Tennessee general partnership composed of Gerlie V. Rickard, William J. Sudekum and Jeane M. Walker, of record in Book 8221, page 566, Register's Office for Davidson County, Tennessee.

Tract II is subject to the following encumbrances:

1. Easement for sanitary sewers and/or storm drainage granted to Metropolitan Government of Nashville and Davidson County, of record in Book 6740, page 910, Register's Office for Davidson County, Tennessee.

2. Subject to all matters shown on the plan of Due West Commercial Area, of record in Book 6200, page 976, Register's Office for Davidson County, Tennessee.

3. Storm Water Detention Agreement of record in Book 8237, page 367, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Tract III

Map: 43-5

Parcel: 36

Being a parcel of land in the Second (2nd) Civil District, Nashville, Davidson County, Tennessee, located on the westerly side of Gallatin Road at Roosevelt Avenue, being Lot No. 4 as shown on the plan of Madison Annex Subdivision as of record in Book 843, page 32, Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey by Barge, Waggoner, Sumner and Cannon, dated September 5, 1990, revised September 25, 1990, File No. 12217-03, as follows:

Beginning at an iron pin in the westerly margin of Gallatin Road, said iron pin being South 02 deg. 00 min. 00 sec. West, 39 feet, more or less, from the centerline, as extended, of Roosevelt Avenue; thence leaving said margin, North 87 deg. 49 min. 59 sec. West, 369.44 feet to an iron pin in the easterly margin of the CSX Transportation Railroad; thence with said margin, North 10 deg. 41 min. 15 sec. East, 138.21 feet to an iron pin; thence leaving said margin, South 88 deg. 22 min. 41 sec. East, 348.57 feet to an iron pin in the westerly margin of Gallatin Road; thence with said margin, South 02 deg. 00 min. 00 sec. West, 140.00 feet to the point of beginning.

Being the same property conveyed to Hamilton Test Systems, Inc., a Delaware corporation, by deed from J. D. Stevens, a single person, of record in Book 8222, page 886, Register's Office for Davidson County, Tennessee.

Tract III is subject to the following encumbrances:

1. Sanitary sewer, of record in Book 3458, page 442, Register's Office for Davidson County, Tennessee.

2. Sanitary Sewer Easement, of record in Book 6010, page 735, Register's Office for Davidson County, Tennessee.

3. Subject to Charter Right-of-Way of the Railroad.

4. Title to that portion of premises along the rear line of above described lot in favor of Railroad, as shown on the survey of Barge, Waggoner, Sumner and Cannon dated September 5, 1990, revised September 25, 1990, File No. 12217-03.

5. Storm Water Detention Agreement of record in Book 8237, page 371, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Tract IV

Map: 86

Parcel: Part of 16

Being a parcel of land in the Second Civil District, Nashville, Davidson County, Tennessee, located at the terminus of Stoners Bend Drive, being a portion of Lot No. 3, as shown on the plan of Resubdivision of Stoners Bend Business Park, as of record in Book 6900, page 855, Register's Office for Davidson County, Tennessee, also being Lot No. 5, as shown on the plan resubdivision of Lot No. 3, Stoners Bend Business Park, as of record in Book 7900, page 202, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the westerly margin of Stoners Bend Drive, said point being northeasterly 1,195 feet, more or less, from the northerly margin of Central Pike; thence, leaving said margin N 59 deg. 21' 24" W, 182.80 feet to a point in the easterly margin of the Nashville and Eastern railroad; thence, with said margin N 39 deg. 00' E, 550.77 feet to a point; thence, leaving said margin S 38 deg. 59' 52" E, 54.97 feet to a point; thence, S 22 deg. 07' 28" W, 416.28 feet to a point in the terminus of the northwesterly margin of Stoners Bend Drive; thence, with said terminus with a curve to the left, 112.99 feet to a point, said curve having a central angle of 129 deg. 28' 52", a radius of 50.00 feet, a tangent of 105.97 feet and a chord of S 47 deg. 23' 02" W, 90.44 feet; thence continuing with said terminus with a curve to the right, 32.18 feet to the point of beginning, said curve having a central angle of 36 deg. 52' 12", a radius of 50.00 feet, a tangent of 16.67 feet and a chord of S 01 deg. 04' 42" W, 31.62 feet, containing 65,694 square feet or 1.51 acres, more or less.

Being the same property conveyed to Hamilton Test Systems, Inc., a Delaware corporation, by deed from Ronald J. Sias and Terry F. Christison, of record in Book 8197, page 725, Register's Office for Davidson County, Tennessee.

Tract IV is subject to the following encumbrances:

1. Storm Water Detention Agreement of record in Book 8237, page 366, Register's Office for Davidson County, Tennessee.

2. All matters as shown on the Plan of record in Book 7900, page 202, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Tract V

Map: 134-14

Parcel: 2 & 3

Being a parcel of land in the first Civil District, Nashville, Davidson County, Tennessee, located in the southwesterly quadrant of the intersection of Antioch Pike and Perimeter Hill Drive, being property conveyed to A.P. Investors by deeds of record in Book 6198, page 193, and Book 6366, page 572, R.O.D.C., and being more particularly described as follows:

BEGINNING at the point of intersection of the westerly margin of Antioch Pike and the southerly margin of Perimeter Hill Drive;

THENCE, with said westerly margin S 33 deg. 04 min. 16 sec. E, 201.90 feet to a point;

THENCE, leaving said margin S 50 deg. 09 min. 52 sec. W, 478.40 feet to a point;

THENCE, N 17 deg. 55 min. 03 sec. E, 419.94 feet to a point in the southerly margin of Perimeter Hill Drive;

THENCE, with said margin N 59 deg. 16 min. 27 sec. E, 148.89 feet to the point of beginning;

Containing 68,615 square feet or 1.58 acres, more or less, according to a survey by Barge, Waggoner, Sumner and Cannon, dated 8/29/90.

Being the same property conveyed to Hamilton Test Systems, a Delaware corporation, by deed from A. P. Investors, a Tennessee general partnership, of record in Book 8230, page 891, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Tract VI

Map: 79

Parcel: 68

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Westbelt Industrial Park, of record in Book 6250, page 796, Register's Office for Davidson County, Tennessee, to which Plan reference is made for a more complete description.

Being the same property conveyed to Hamilton Test Systems, Inc., a Delaware corporation, by deed from Belz Investment Company, a partnership composed of Philip Belz and Jack A. Belz, of record in Book 8215, page 284, Register's Office for Davidson County, Tennessee.

Tract VI subject to the following encumbrances:

1. All matters as shown on the Plan of record in Book 6250, page 796, Register's Office for Davidson County, Tennessee.

2. Restrictive Covenants contained in an instrument of record in Book 6250, page 796, and in Book 6781, page 623, Register's Office for Davidson County, Tennessee.

3. Storm Water Detention Agreement of record in Book 8237, page 356, in said Register's Office.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8262 PAGE 107

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 2026577.12
CON TX 6687.78
PRFEE 1.00
WDEED 24.00
TOTAL 6712.78
CHECK 6712.78

12/21/90 01 09:52 0001 1201

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88 IC 11 56 3

IDENTIF. REFERENCE

DEC 21 9 53 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 383596