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BOOK 8856 PAGE 363

This Instrument prepared by:
Stokes & Bartholomew, P.A.
424 Church Street
Suite 2800
Nashville, Tennessee 37219

FEB 3 2:4
IDENTIFICATION REFERENCE
8896

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL
B & P Developments, Inc. 120 Donelson Pike Suite 101 Nashville, TN 37214	Same	Map 108 Parcel 223

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, THIRD NATIONAL BANK IN NASHVILLE, a national banking association (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said B & P DEVELOPMENTS, INC., a Tennessee corporation (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the 2nd Civil District, 13th Councilmanic District in Metropolitan Nashville, Davidson County, Tennessee and also being shown on the Metropolitan Nashville Property Map No. 108, Parcel 223, and on the Final Subdivision Plat of Harborview - Phase 1-A, Section 5, of record in Book 7900, page 485, Register's Office for Davidson County, Tennessee, and being more fully described as follows:

Beginning at an old iron rod located in the westerly margin of Windwood Lane; said iron rod being the southeast corner of Lot #99 of Harborview - Phase 1A, Section 2 as recorded in Book 6900, pages 757-758, RODC, TN;

Thence, along the said margin of Windwood Lane with the boundary line of said subdivision and in a southerly direction with a curve to the left having a radius of 244.84 feet a distance of 32.96 feet (chord = S 07°16'36" W - 32.94') to an iron rod;

Thence, leaving the said margin of Windwood Lane and continuing with the boundary line of said subdivision, S 86°34'43" E (passing an old iron rod at 50.00') 143.48 feet to an old iron rod; said iron rod being the common rear corner of lots #59 and #6;

Thence, S 43°44'47" E - 78.68 feet to an old iron rod;

Thence, S 62°26'13" E - 68.41 feet to an iron rod; said iron rod being the most southerly property corner of lot #58;

Thence, S 79°07'41" E - 453.51 feet to an old iron rod; said iron rod being the most southerly property corner of lot #46;

Thence, S 88°59'23" E - 140.61 feet to an iron rod located in the westerly boundary line of the William M. Colson, et ux property as recorded in Book 5037, page 599, RODC, TN;

Thence, leaving the boundary line of said Harborview subdivision and with the said boundary line of Colson (generally with an old fence line) S 07°17'34" W - 478.16 feet to an old iron rod; said iron rod being a common property corner of three (3) parcels of the William M. Colson, et ux properties recorded as follows: Book 5037, page 599; Book 4608, page 384; and Book 5822, page 769, RODC, TN;

Thence, with the northerly boundary line of the Colson property recorded in Book 5822, page 769 N 78°20'11" W - 314.51 feet to an old iron rod; said iron rod being the most northeast corner of lot #66 of Percy Priest Woods - Section 3 Revised, as recorded in Book 5200, page 789, RODC, TN;

Thence, leaving the said Colson property and along the northerly boundary line of Percy Priest Woods - Section 3, Revised N 84°07'44" W - 25.20 feet to an old iron rod; said iron rod being the common rear property corner of lots #66 and #67;

Thence, continuing with the said boundary of said subdivision N 78°46'51" W - 583.09 feet to an old concrete monument; said concrete monument being a common boundary corner of said Percy Priest Woods - Section 3, Revised and Percy Priest Woods - Section 2 as recorded in Book 5800, page 259, RODC, TN; said concrete monument also being the most easterly property corner of Lot #76 of said Section 2;

Thence, leaving the boundary of Section 3, revised and along the northerly boundary line of Section 2, N 78°53'10" W - 80.34 feet to an iron rod; said iron rod being the southeast property corner of Lot #191 of the aforementioned Harborview - Phase 1A, Section 2;

Thence, leaving the said boundary of Percy Priest Woods - Section 2 and along the boundary line of Harborview - Phase 1A, Section 2 N 05°37'12" E - 261.64 feet to an iron rod;

Thence, N 61°56'38" E - 29.79 feet to an iron rod;

Thence, N 19°27'25" E - 97.52 feet to an iron rod;

Thence, N 07°42'35" W - 132.58 feet to an iron rod;

Thence, N 71°43'01" E - 52.62 feet to an old iron rod;

Thence, S 78°52'31" E - 89.61 feet to the POINT OF BEGINNING.

Containing 10.79 Acres (470,006 square feet).

Being a portion of the property conveyed to Third National Bank in Nashville as recorded in Book 8068, page 729.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to those matters set forth in Exhibit A which is attached hereto and incorporated herein by reference.

This is unimproved property known as Windwood Lane, Nashville, Tennessee 37214.

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, and Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein.

And Grantor does further covenant and bind itself, and its successors and assigns, 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 claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 29th day of December, 1992.

THIRD NATIONAL BANK IN NASHVILLE

By: Glen Bartosh

Its: SVP

By: John Donoghue

Its: Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said county and state, Glen Bartosh and John Donoghue, 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, and who further acknowledged that they are the Sr. Vice President and Vice President, respectively, of Third National Bank in Nashville, the maker or a constituent of the maker and are authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 29th day of December, 1992.

Darlene T. Marsh

Notary Public

My Commission Expires:
5/28/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $129,000.00.

David A. Parker

Affiant

Subscribed and sworn to before me this 29th day of December, 1992.

Darlene T. Marsh

Notary Public

My Commission Expires:
5/28/95

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EXHIBIT A

1. Taxes for 1992, which have been pro-rated and assumed by the Grantee.

2. All matters shown on the Plans of record in Book 6900, page 583, Book 6900, pages 756-758, Book 6900, pages 577-581, Book 6200, page 783, Book 6200, page 817, Book 7900, page 386 and Book 7900, page 485, Register's Office for Davidson County, Tennessee.

3. Declaration of Covenants, Conditions and Restrictions, including but not limited to assessments, charges and liens, of record in Book 7471, page 26, as amended by First Amendment of record in Book 7646, page 142, Second Amendment of record in Book 7646, page 147, Third Amendment of record in Book 7646, page 149, re-recorded in Book 7647, page 648, Fourth Amendment of record in Book 7732, page 749, Fifth Amendment of record in Book 8263, page 534, Sixth Amendment of record in Book 8271, page 863, Seventh Amendment of record in Book 8297, page 380, Eighth Amendment of record in Book 8634, page 19, and Ninth Amendment of record in Book 8856, page 361, said Register's Office.

4. Easements for sanitary sewers and/or storm drainage of record in Book 5856, pages 80 and 84, and deeds of conveyance of water and sewer lines of record in Book 6147, pages 886 and 893, said Register's Office.

5. Unrecorded easement for sanitary sewers dated June 19, 1980, and referred to in deed of record in Book 5658, page 984, said Register's Office.

6. Right-of-way of any road, street or highway encompassed with the boundaries of the property.

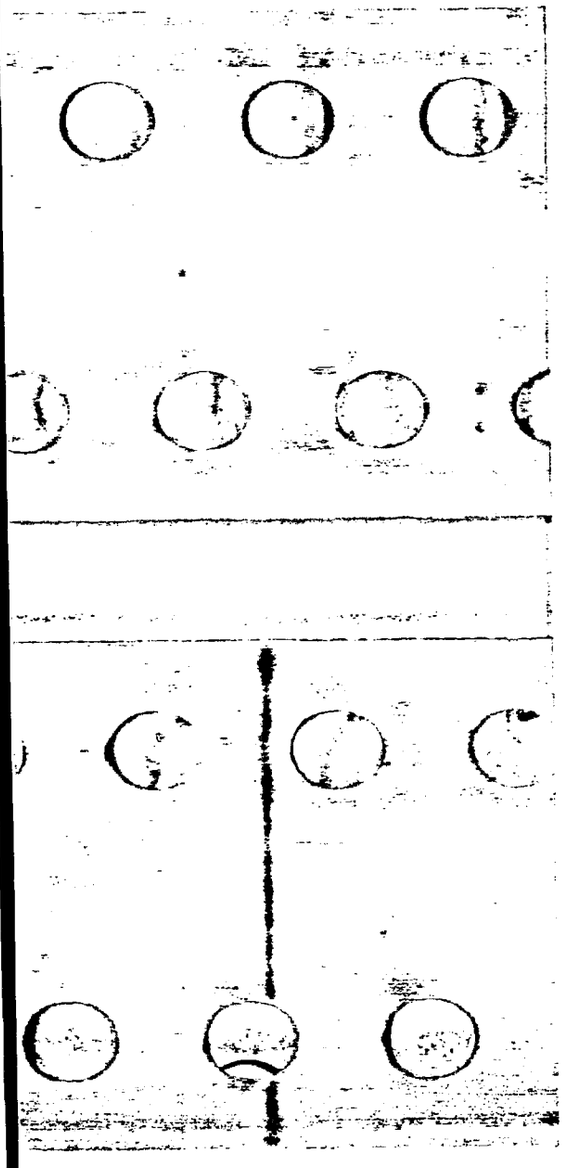
7. Storm Water Detention Agreement of record in Book 7390, page 270, said Register's Office.

8. Unrecorded easements, if any, on, above or below the surface; and any discrepancies or conflicts in boundary lines or shortage in area or encroachments, which a correct survey or an inspection of the premises would disclose.

9. Temporary non-exclusive right-of-way and access easements, rights and covenants contained in Book 8068, page 723, said Register's Office.

10. Corporate Charter of Harborview at Cheswicke Homeowners' Association of record in Book 7522, page 339, amended in Book 8263, page 554, said Register's Office.

11. Conveyance of common area to Harborview at Cheswicke Homeowners' Association of record in Book 8297, page 376, said 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

CAMT 129000.00
CON TX 477.30
PRFEE 1.00
WDEED 20.00
TOTAL 498.30
CHECK 498.30

02/03/93 01 14:54 0001 9044

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIFICATION REFERENCE

FEB 3 2 55 PM '93

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 617568