BOOK 9820 PG 500

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 324,294.48

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
5th DAY OF October, 19 95

Notary Public

MY COMMISSION EXPIRES: 4-22-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, Inc., 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Centex Real Estate Corporation (NAME)	Same - Owner (NAME)	PART OF MAP 155
5200 Maryland Way, Suite 106 (ADDRESS)	(ADDRESS)	PARCEL 241
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, The Stephens Christian Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Centex Real Estate Corporation, a Nevada 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

The tracts described in the attached Exhibit A are part of the same property conveyed to the Stephens Foundation Trust (now known as Stephens Christian Trust) by deed from Third National Bank in Nashville, Tennessee, Executor CTA of the Estate of William Edgar Stephens, III of record in Book 7200, page 758, Register's Office for Davidson County, Tennessee and by deed from W. E. Stephens, Jr. of record in Book 9340, page 938, Register's Office for Davidson County, Tennessee..

This conveyance is subject to the following easements and restrictions of record.

Restrictive covenants of record in Book 9236, page 504 as amended and restated in Book 9435, page 493, and as further amended in Book 9677, page 675, said Register's Office.

Easements of record in Book 3533, page 299 and Book 9306, page 279, said Register's Office.

Easement of record in Book 751, page 401, Register's Office for Williamson County, Tennessee.

Traceside Boundary and Subdivision Plat of record in Book 7900, page 705, said Register's Office.

unimproved (X)
This is improved ( ) property, known as Traceside Phase 3 Highway 100, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (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 my hand this 5th day of October, 19 95.

The Stephens Christian Trust
By: W. E. Stephens, Jr., Trustee
W. E. Stephens, Jr., Trustee

STATE OF TENNESSEE

BOOK 9820 PG 501

COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____ 19_____ .

Commission expires _____ _____

Notary Public

_____

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared W. E. Stephens, Jr. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Trustee and _____ respectively of the The Stephens Christian Trust the within named bargainor, and that he as such Trustee and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the by the said W. E. Stephens, Jr. as such Trustee, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 5th day of October 19 95 .

My commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John Gregory Hardeman, the undersigned Notary Public, W. E. Stephens, Jr., 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 trustee of Stephens Christian Trust, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument, as trustee of said trust.

Witness my hand and seal this 5th day of October, 1995.

My Commission Expires:

7-21-97

John Gregory Hardeman
Notary Public

(SEAL)

IDENTIF. ↑ REFERENCE

95 OCT -6 AM 10:22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

3854 10/06 0101 03CHECK 1222.02

EXHIBIT "A"

PROPERTY DESCRIPTION
SECTION 5, PHASE 1

A tract of land in the 35th Councilmanic District of Metropolitan Nashville-Davidson County, Tennessee, being a part of the Stephens Christian Trust Parcel of record in Deed Book 7200, page 758, Register's Office for Davidson County, Tennessee and more particularly described as follows:

BEGINNING at a point in the northeast right-of-way of State Route 100; said point being the northeast corner of the Resubdivision of Traceside, Section One as of record in Plat Book 7900, page 946, R.O.D.C., Tennessee; thence,

1. With said right-of-way, N 36° 11' 04" E, 203.85 feet to a point; thence,
2. Leaving said right-of-way, with the north line of said Stephens Christian Trust parcel, S 86° 22' 27" E, 468.72 feet to a point; thence,
3. Leaving said north line, with a severance line, S 39° 37' 04" E, 151.18 feet to a point; thence,
4. S 13° 24' 29" E, 199.21 feet to a point; thence,
5. S 26° 19' 53" E, 79.73 feet to a point; thence,
6. S 62° 33' 00" W, 28.00 feet to a point; thence,
7. S 27° 27' 00" E, 10.89 feet to a point; thence,
8. S 61° 29' 05" W, 268.11 feet to a point; thence,
9. N 79° 20' 21" W, 118.26 feet to a point in the northeast corner of Lot 131, Resubdivision of Traceside Section One, recorded in Plat Book 7900, page 946, R.O.D.C., Tennessee; thence,
10. With the east line of said Traceside Section One, the following calls:
    - (i) N 38° 25' 00" W, 85.00 feet; thence,
    - (ii) N 42° 27' 24" E, 50.50 feet; thence,
    - (iii) N 54° 09' 15" W, 442.65 feet; thence,
    - (iv) N 53° 48' 56" W, 21.00 feet to the POINT OF BEGINNING

PROPERTY DESCRIPTION
SECTION 5, PARCEL 2

A tract of land in the 35th Councilmanic District of Metropolitan Nashville-Davidson County, Tennessee, being a part of the Stephens Christian Trust parcel of record in Deed Book 7200, page 758, Register's Office for Davidson County, Tennessee, more particularly described as follows:

BEGINNING at a point in the southeast corner of proposed lot 170 , Traceside Section 3 (not of record this date) and proceeding as follows:

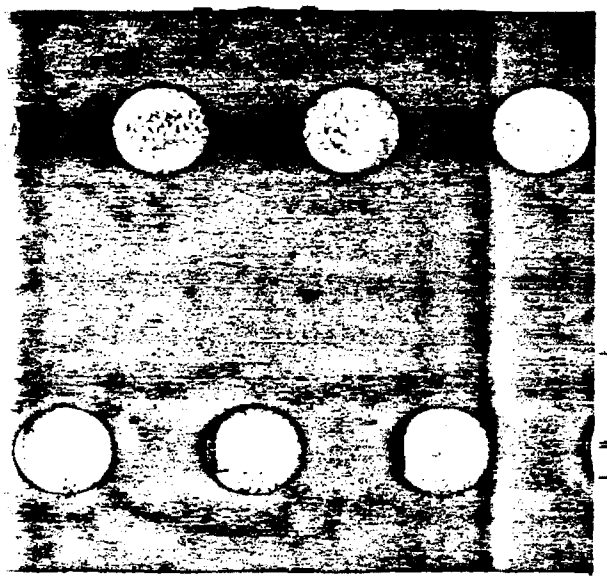
1. With the east line of said Traceside Section 3, N 30° 30' 36" W, 111.68 feet to a point; thence,
2. N 12° 09' 39" E, 68.86 feet to a point; thence,
3. Leaving said east line, with a severance line, N 85° 34' 57" E, 35.69 feet to a point; thence,
4. N 60° 51' 30" E, 83.74 feet to a point; thence,
5. N 41° 35' 27" E, 83.87 feet to a point; thence,
6. N 23° 17' 08" E, 79.21 feet to a point; thence,
7. N 05° 02' 07" E, 76.21 feet to a point; thence,
8. N 86° 05' 14" E, 170.00 feet to a point; thence,
9. With a 415-foot radius curve to the left, 61.60 feet; said curve having a chord bearing and distance of S 00° 20' 23" W, 61.55 feet to a point; thence,
10. With a 25-foot radius curve to the left, 36.71 feet; said curve having a chord bearing and distance of S 37° 28' 22" E, 33.50 feet to a point; thence,
11. S 79° 32' 16" E, 5.97 feet to a point; thence,
12. With an 80-foot radius curve to the left, 46.86 feet; said curve having a chord bearing and distance of N 83° 41' 01" E, 46.19 feet to a point; thence,
13. With a 40-foot radius curve to the right, 135.29 feet; said curve having a chord bearing and distance of S 16° 11' 55" E, 79.42 feet to a point; thence,
14. S 09° 18' 08" E, 113.40 feet to a point; thence,
15. S 48° 47' 55" W, 119.54 feet to a point; thence,
16. S 47° 07' 16" W, 362.68 feet to a point; thence,
17. S 18° 21' 34" W, 80.61 feet to a point; thence,
18. S 77° 31' 47" W, 109.52 feet to a point in the proposed east right-of-way of Deerbrook Drive as shown on the plat of Traceside Section 3 (not of record this date); thence,
19. With said right-of-way line, N 12° 28' 13" W, 52.44 feet to a point; thence,
20. With an 802.29-foot radius curve to the left, 99.14 feet; said curve having a chord bearing and distance of N 16° 00' 37" West, 99.07 feet to a point at the south end of the southeast return curve at the intersection of the east right-of-way of proposed Deerbrook Drive and the south right-of-way of Deer Estate Drive as shown on Traceside Section 3 (not of record this date); thence,
21. With a 25-foot radius curve to the right, 37.76 feet; said curve having a chord bearing and distance of N 23° 43' 03" E, 34.27 feet to a point; thence,
22. With said proposed south right-of-way of Deer Estate Drive, N 66° 59' 06" E, 21.51 feet to a point; thence,
23. With a 655-foot radius curve to the left, 85.68 feet; said curve having a chord bearing and distance of N 63° 14' 15" E, 85.62 feet to a point; thence,
24. N 30° 30' 36" W, 50.00 feet to the POINT OF BEGINNING

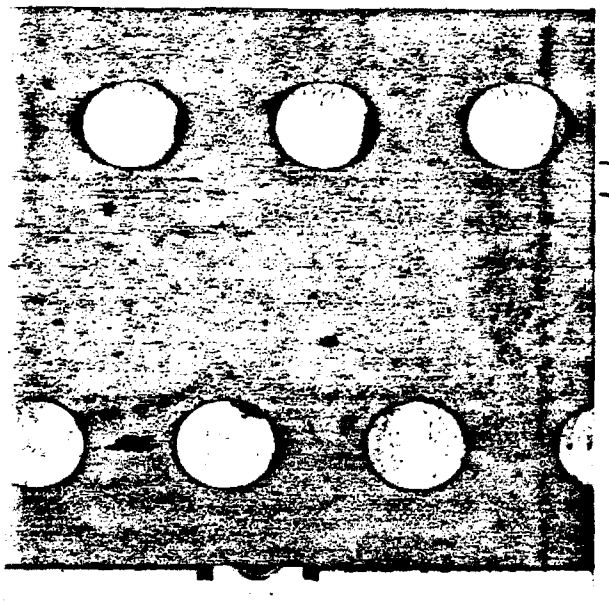
PROPERTY DESCRIPTION
SECTION 5, PARCEL 3

A tract of land in the 35th Councilmanic District of Metropolitan Nashville-Davidson County, Tennessee, being a part of the Stephens Christian Trust parcel, recorded in Deed Book 7200, page 758, Register's Office for Davidson County, Tennessee and more particularly described as follows:

BEGINNING at a point int he south line of said Stephens Christian Trust parcel; said point being on the line dividing Davidson County and Williamson County; also being located N 48° 49' 41" E, 673.30 feet from the southeast corner of the Traceside Amenities Tract, recorded in Plat Book 7900, page 980, R.O.D.C., Tennessee; thence,

1, With a severance line, N 41° 10' 19" W, 153.40 feet to a point; thence,
2. N 48° 49' 41" E, 30.05 feet to a point; thence,
3. N 41° 10' 19" W, 175.00 feet to a point; thence,
4. N 48° 49' 41" E, 640.00 feet to a point; thence,
5. S 41° 10' 19" E, 175.00 feet to a point; thence,
6. S 48° 49' 41" W, 20.05 feet to a point; thence,
7. S 41° 10' 19" E, 153.39 feet to a point in the south line of the Stephens Christian Trust parcel, the county line dividing said Davidson and Williamson Counties; thence,
8. With said south line, S 48° 49' 41" W, 650.00 feet to the POINT OF BEGINNING





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

RECEIVED OF _____

FOR _____

BOOK 9820 PG 505

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
324594.48
CON TX 1201.02
PRFEE 1.00
WDEED 20.00
TOTAL 1222.02
CHECK 1222.02

10/06/95 01 10:23 0001 3854

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01009476
IDENTIF. ↑ REFERENCE

95 OCT -6 AM 10: 22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 962626