BOOK 9947 PG 33

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January, 1996

Notary Public

MY COMMISSION EXPIRES: 4-26-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Equity Search, Inc. 2323 Hillsboro Rd. #506, Nashville, TN 37212
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
Greater Middle Tennessee	SAME	Map 128
Development (NAME) Partnership	(NAME)	
2323 Hillsboro Rd. Fifth Fl.		Parcel 36
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (P.O. ZIP)	(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, Howard Marchent, unmarried; Imogene Cooper Shea, widow, and Alfred T. Levine, Jr. and wife, Mary Jo Levine

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 Partnerhsip composed of Oakland Investments LTD, a Delaware Corporation and Trianon*

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: for legal description, and See Attached Exhibit B:
THIS CONVEYANCE IS SUBJECT TO: Easement for Sanitary Sewers of record in Book 5222, page 754; Easement for Water Lines of record in Book 7542, page 232; and an easement for Water Lines and Temporary Construction of record in Book 9024, page 489, all of record in the Register's Office for Davidson County, Tennessee.

*Developments LTD, a Delaware Corporation.

BEING the same property conveyed to Howard Marchant, Edward J. Shea, and Alfred T. Levine, Jr. by deed from Will Smith of record in Book 4402, page 204, Register's Office for Davidson County, Tennessee, the interest of Edward J. Shea having since been conveyed to Imogene Cooper Shea by deed from Michael Gigandet, Trustee of the United States Bankruptcy Court of Middle Tennessee for the Bankruptcy Case of Edward J. Shea of record in Book 8685, page 724, Register's Office for Davidson County, TN, as corrected by Deed of Correction of record in Book 8732, page 336, Register's Office for Davidson County, Tennessee.

SAID Mary Jo Levine joins in this conveyance to convey any and all interest she may have in said property, including but not limited to her marital interest.

Said Imogene Cooper Shea and Jean Shea being one and the same person.

unimproved (X) This is improved ( ) property, known as Parcel of land in Nashville, Second Civil Destrict, northerly side of Hicks Road northwest of Still Spring Hollow Drive
(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 our hand s this 26th day of January, 19 96

Howard Marchant

Imogene Cooper Shea

Alfred T. Levine, Jr.

Mary Jo Levine

Exhibit A:

Being a parcel of land in Nashville, Second Civil District, Twenty-Third Councilmanic District, Davidson County, Tennessee, located on the northerly side of Hicks Road northwest of Still Spring Hollow Drive and being more particularly described as follows:

BEGINNING at a railroad spike in the northerly Right-of-Way line of Hicks Road, said spike being northwesterly 792 feet, more or less, from the centerline of Still Spring Hollow Drive;

THENCE, with said Right-of-Way line the following calls:

With a curve to the right 105.31 feet to a point, said curve having a central angle of 07° 14' 04", a radius of 834.03 feet, a tangent of 52.72 feet, and a chord of N 44° 51' 44" W, 105.24 feet;

N 41° 14' 42" W, 183.24 feet to a point;

With a curve to the left 370.79 feet to an iron pin, said curve having a central angle of 42° 28' 44", a radius of 500.12 feet, a tangent of 194.38 feet, and a chord of N 62° 29' 04" W, 362.36 feet;

THENCE, leaving said Right-of-Way line with the easterly line of property conveyed to Donald R. Sauder by Deed of Record in Book 9201, Page 548, R.O.D.C., N 08° 27' 19" E, 178.06 feet to a fence corner;

THENCE, with the easterly line of property conveyed to Third National Bank, Trustee, by Deed of Record, in Book 4593, Page 878, R.O.D.C., the following calls:

N 04° 09' 11" E, 243.72 feet to a point in a fence;

N 04° 14' 09" E, 79.56 feet to a point in a fence;

N 00° 17' 55" E, 138.21 feet to a point in a fence;

N 02° 10' 54" E, 274.28 feet to a point in a fence;

N 03° 33' 59" E, 176.31 feet to a point in a fence;

N 00° 51' 22" E, 128.79 feet to a point in a fence;

N 02° 48' 55" E, 321.76 feet to a concrete monument in the southerly line of property conveyed to the Greater Middle Tennessee Development Partnership by Deed of Record in Book 8000, Page 336, R.O.D.C;

THENCE, with said southerly line the following calls:

S 78° 41' 42" E, 6.38 feet to a point;

S 86° 00' 58" E, 645.81 feet to a point;

S 87° 11' 27" E, 363.00 feet to a point;

THENCE, leaving said southerly line with the westerly line of property conveyed to the Greater Middle Tennessee Development Partnership by Deed of Record in Book 7907, Page 635, R.O.D.C., and the westerly line of First Revision, Section One, Phase One, Still Spring Hollow, as of record in Book 7900, Page 135, R.O.D.C., S 00° 46' 15" W, 1,708.59 feet to an iron pin;

THENCE, with the westerly line of property conveyed to West Meade Fellowship by Deed of Record in Book 9063, Page 575, R.O.D.C., S 12° 36' 13" W, 116.56 feet to an iron pin;

THENCE, leaving said line with the northerly line of property conveyed to Thomas C. Buntin, Jr., by Deed of Record in Book 9065, Page 128, R.O.D.C., N 60° 24' 06" W, 437.28 feet to an iron pin;

THENCE, with the westerly line of said Buntin Property, S 32° 35' 56" W, 292.63 feet to the point of beginning;

Containing 1,773,519 square feet or 40.71 acres, more or less.

There is included in the above property a cemetery along the west line approximately 300 feet more or less north of Hicks Road.

BOOK 9947 PG 36

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Jennifer R. Pierce, a Notary Public in and for said County and State, the within named Howard Marchant, Alfred T. Levine, Jr., Mary Jo Levine, and Imogene Cooper Shea

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

Witness my hand and official seal at Nashville, Tennessee, this 26th day of January, 1996.

Commission Expires 5/23/98

Notary Public

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 _____.

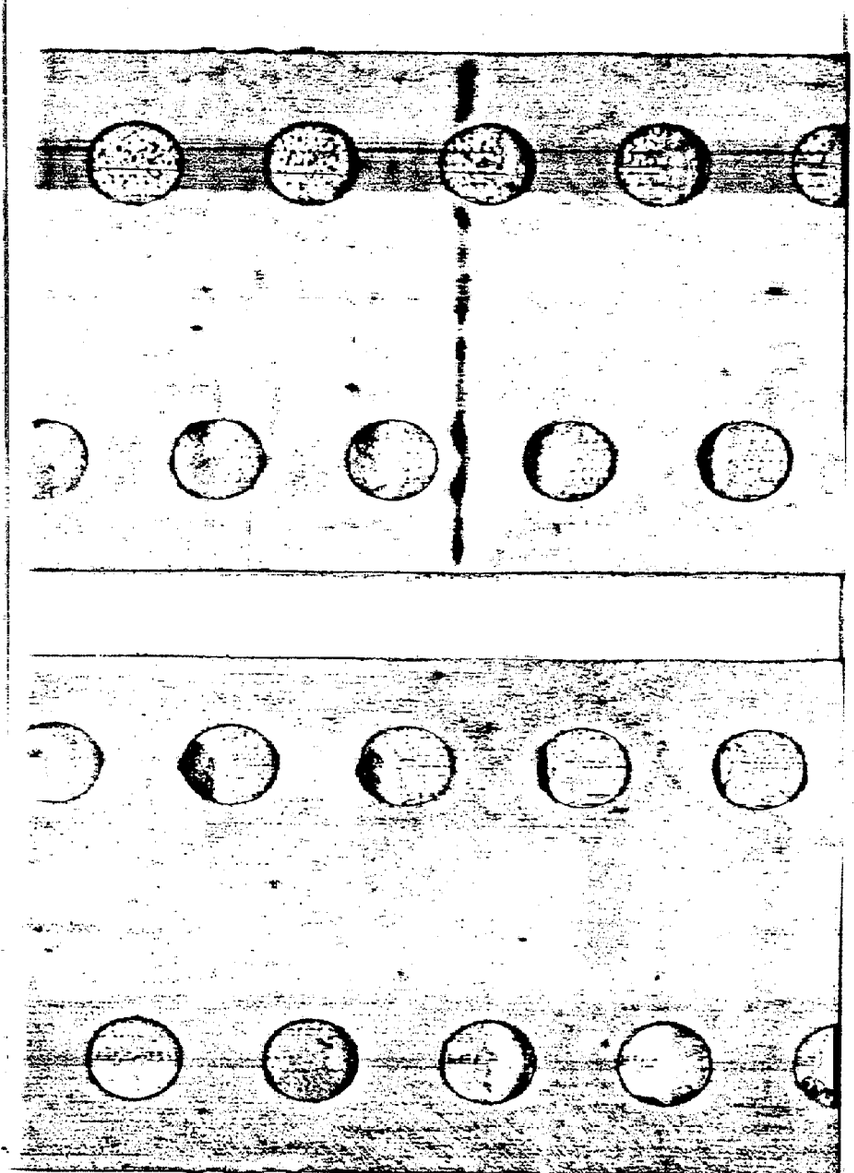
Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

0150178
IDENTIF. & REFERENCE
PICK-UP
96 FEB 14 AM 8:38
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

7757 02/14 0101 03CHECK 679.50

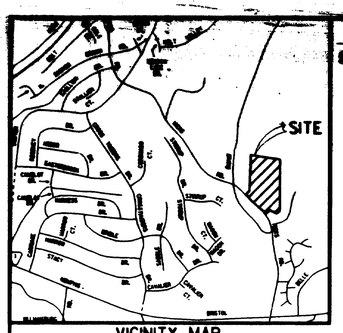


PLANS

Book
9947

Page
37

2/14/96



S88°49'42"E
6.38'

C.M.(O)

S87°51'27"E 363.00'

FENCE

S.S.M.H.

N02°48'55"E
321.76'

20' SANITARY SEWER EASEMENT
BOOK 5222, PAGE 754, R.O.D.C.

20' WATER LINE EASEMENT
BOOK 9024, PAGE 489, R.O.D.C.

8"

N00°51'22"E
128.79'

FENCE

N03°33'59"E
176.31'

38

THIRD NATIONAL BANK, TRUSTEE
BOOK 4593, PAGE 878, R.O.D.C.

N02°10'54"E
274.28'

(L344.04' DEED)
(L.58' DEED)

36

(L998.45' DEED)

S00°46'15"W
1708.59'

GREATER MIDDLE TENNESSEE
DEVELOPMENT PARTNERSHIP
BOOK 7967, PAGE 638, R.O.D.C.
PROPERTY MAP 142, PARCEL NO. 36.0

N00°17'55"E
138.21'

N04°14'09"E
79.56'

S.S.M.H.

CEMETERY

N04°09'11"E
243.72'

N08°27'19"E
178.06'

FENCE
CORNER

DONALD R. SAUDER
BOOK 9201, PAGE 548, R.O.D.C.

37

(8 POLES DEED)
(P.O.)

(10 POLES DEED)

S.S.M.H.

PROPERTY MAP 123
PROPERTY MAP 142

Δ=42°28'44"
R=500.12'
T=194.38'
L=370.79'
CH=N62°29'04"W
362.36'

70' WATER LINE EASEMENT
BOOK 7542, PAGE 325, R.O.D.C.

50'

N41°14'42"W
183.14'

P.O.B.

S23°33'36"W
202.65'
(.350' TO CENTERLINE DEED)

N60°24'06"W
437.28'
(437.25' DEED)

R.R. SPIKE (O)

Δ=07°14'04"
R=834.83'
T=52.72'
L=105.31'
CH=N44°51'44"W
105.24'

HICKS ROAD

702'± TO E. STILL SPRING HOLLOW DRIVE

L.P.(O)

THOMAS C. BUNTIN, JR.
BOOK 9065, PAGE 128, R.O.D.C.

18

(484.75' DEED)
(450' DEED)

74

BOOK 9947 PG 37

FIRST REVISION
SECTION ONE, PHASE ONE
STILL SPRING HOLLOW
BOOK 7900, PAGE 135, R.O.D.C.

PROPERTY MAP 123
PROPERTY MAP 142

(375.6' DEED)

S12°36'13"W
116.56'

19

WEST MEADE FELLOWSHIP
BOOK 9063, PAGE 575, R.O.D.C.

STILL SPRING HOLLOW DRIVE

N

100 50 0 50 100 200
SCALE: 1" = 100'

AREA = 1,773,519 SQ.FT. OR 40.71± ACRES

EXHIBIT "B"

Being a parcel of land in Nashville, Second Civil District, Twenty-Third Councilmanic District, Davidson County, Tennessee, located on the northerly side of Hicks Road northwest of Still Spring Hollow Drive and being more particularly described as follows:

BEGINNING at a railroad spike in the northerly Right-of-Way line of Hicks Road, said spike being northwesterly 192 feet, more or less, from the centerline of Still Spring Hollow Drives

THENCE, with said Right-of-Way line the following calls:

With a curve to the right 105.39 feet to a point, said curve having a centerangle of 01°14' 04" a radius of 834.83 feet, a tangent of 52.72 feet, and a chord of N 44°51' 44" E, 105.24 feet;

N 45°14' 42" E, 183.24 feet to a point;

With a curve to the left 370.79 feet to an iron pin, said curve having a centerangle of 42°28' 44", a radius of 500.12 feet, a tangent of 194.38 feet, and a chord of N 62°29' 04" E, 362.36 feet;

THENCE, leaving said Right-of-Way line with the easterly line of property conveyed to Donald R. Sauder by Deed of Record in Book 9201, Page 548, R.O.D.C., N 08°27' 19" E, 178.06 feet to a fence corner;

THENCE, with the easterly line of property conveyed to Third National Bank, Trustee, by Deed of Record, in Book 4593, Page 878, R.O.D.C., the following calls:

N 04°09' 11" E, 243.72 feet to a point in a fence;

N 04°14' 09" E, 78.56 feet to a point in a fence;

N 00°17' 55" E, 138.21 feet to a point in a fence;

N 02°10' 54" E, 274.28 feet to a point in a fence;

N 03°33' 59" E, 176.31 feet to a point in a fence;

N 00°51' 22" E, 128.79 feet to a point in a fence;

N 02°48' 55" E, 321.76 feet to a concrete monument in the southerly line of property conveyed to the Greater Middle Tennessee Development Partnership by Deed of Record in Book 8000, Page 336, R.O.D.C.;

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S 86°00' 58" E, 645.81 feet to a point;

S 87°51' 27" E, 363.00 feet to a point;

THENCE, leaving said southerly line with the westerly line of property conveyed to the Greater Middle Tennessee Development Partnership by Deed of Record in Book 7967, Page 638, R.O.D.C., and the westerly line of First Revision, Section One, Phase One, Still Spring Hollow, as of record in Book 7900, Page 135, R.O.D.C., S 00°46' 15" W, 1708.59 feet to an iron pin;

THENCE, with the westerly line of property conveyed to West Meade Fellowship by Deed of Record in Book 9063, Page 575, R.O.D.C., S 12°36' 13" W, 116.56 feet to an iron pin;

THENCE, leaving said line with the northerly line of property conveyed to Thomas C. Buntin, Jr., by Deed of Record in Book 9065, Page 128, R.O.D.C., N 60°24' 06" W, 437.28 feet to an iron pin;

THENCE, with the westerly line of said Buntin Property, S 32°35' 56" W, 292.63 feet to the point of beginning;

Containing 1,773,519 square feet or 40.71 acres, more or less.

1. THIS SURVEY MEETS THE REQUIREMENTS OF AN URBAN LAND SURVEY (CATEGORY I) WITH A RATIO OF PRECISION OF THE UNADJUSTED SURVEY GREATER THAN 1:10,000 AS PER STANDARDS OF PRACTICE ADOPTED BY THE BOARD OF EXAMINERS FOR LAND SURVEYORS, STATE OF TENNESSEE.

2. BEARINGS SHOWN HEREON BASED ON RECORDED SUBDIVISION PLAT OF FIRST REVISION SECTION ONE, PHASE ONE, STILL SPRING HOLLOW AS OF RECORD IN BOOK 7900, PAGE 135, R.O.D.C.

3. PROPERTY ZONED "R20" (LOW MEDIUM DENSITY RESIDENTIAL).

4. THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD BOUNDARY AND FLOODWAY MAP COMMUNITY PANEL NO. 470040-0258, DATED JUNE 15, 1982.

5. TITLE REPORT NO. D 9509042 A, DATED SEPTEMBER 11, 1995, BY EQUITY SEARCH WAS FURNISHED TO THIS SURVEYOR.

BEING PROPERTY CONVEYED TO HOWARD MARCHANT, ALFRED T. LEVINE, JR., ET UX, AND EDWARD J. SHEA BY DEED OF RECORD IN BOOK 4402, PAGE 204, R.O.D.C., THE INTEREST OF EDWARD J. SHEA CONVEYED TO MOGENE COOPER SHEA BY DEED OF RECORD IN BOOK 8685, PAGE 724, AND CORRECTED IN BOOK 8732, PAGE 336, R.O.D.C.

BEING PARCEL NO. 36 AS SHOWN ON DAVIDSON COUNTY PROPERTY MAP NO. 128.

I (WE) HEREBY STATE THAT THIS SURVEY MEETS THE REQUIREMENTS OF AN URBAN LAND SURVEY (CATEGORY I), WITH A RATIO OF PRECISION OF THE UNADJUSTED SURVEY GREATER THAN 1:10,000 AS PER STANDARDS OF PRACTICE ADOPTED BY THE BOARD OF EXAMINERS FOR LAND SURVEYORS, STATE OF TENNESSEE.

BARGE, WAGGONER, SUMNER AND CANNON, INC.
BY: William C. Wasson LIC. NO. 1487
DATE: Jan. 26, 1996

Barge Waggoner Sumner and Cannon Inc
Engineers, Architects, Planners,
Landscape Architects and Surveyors

WILLIAM C. WASSON IV
REGISTERED LAND SURVEYOR
COMMECT
TENNESSEE NO. 1487

ALFRED T. LEVINE, JR. et al

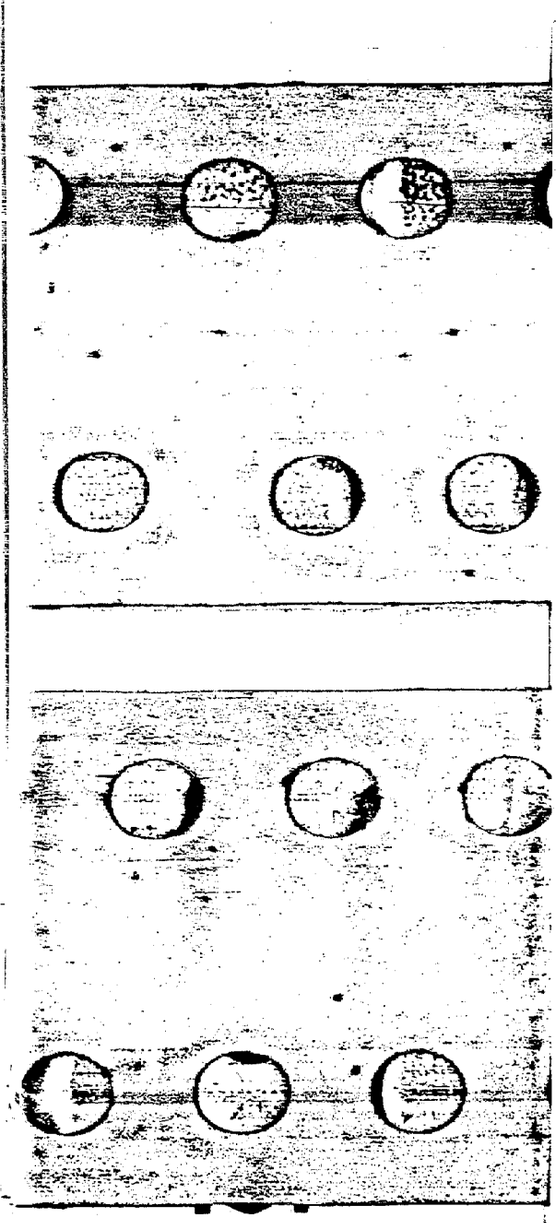
PROPERTY LINE SURVEY
HICKS ROAD
SECOND CIVIL DISTRICT
TWENTY THIRD COUNCILMANIC DISTRICT
NASHVILLE, DAVIDSON COUNTY, TENNESSEE

APPROVED FOR DISTRIBUTION
QUALITY ASSURANCE AUTHORITY SIGNED DATE

DR.	CHK.	DATE	DESCRIPTION	REV.
CADD	MS	01-25-96	ORIGINAL ISSUE	
CADD	MS	01-26-96	ADDED CEMETERY	

FILE NO. 1024-10

no-5860i-ES-outhard
7-FEB-1996 07:08
c:\dgn\5186\5186p101.dgn



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

RECEIVED OF _____

FOR _____

BOOK 9947 PG 38

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 175000.00
CON TX 647.50
PRFEE 1.00
WDEED 31.00
TOTAL 679.50
CHECK 679.50

02/14/96 01 08:38 0001 7767

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0150178
IDENTIF. ↑ REFERENCE

96 FEB 14 AM 8:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1005962