File in Box No. 19 B
MAP 104-15
PARCELS 256 & 271

99-7-6-B
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $2,200,000.00.

Affiant

Subscribed and sworn to before me this the 1st day of November, 1999.

My Commission Expires: 5/28/03

Notary Public

THIS INSTRUMENT PREPARED BY: PETER WEISS, ATTORNEY AT LAW
761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Small/Leiper's Fork, L.P.	"NEW OWNERs"
c/o (Name) Edwin B. Raskin Companies	(Name)
5210 Maryland Way, Suite 300	
(Street Address)	(Street Address)
Brentwood, TN 37027	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, We, **HARRISION Y. N. YANG AND WIFE, HOLING YANG**, hereinafter called the "Grantors", have bargained and sold, and by these presents do hereby transfer and convey unto **SMALL/LEIPER'S FORK, L.P., A TENNESSEE LIMITED PARTNERSHIP**, hereinafter called the "Grantee", their heirs and/or assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

FOR COMPLETE LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF; *but no further or otherwise.*

THIS is improved property known as 2315/2323 21st Avenue, South, Nashville, TN 37212.

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

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the heirs and/or assigns of said Grantee, forever; and, the Grantors further covenants with the said Grantee that Grantors is lawfully seized and possessed of said land in fee simple, has a good right to convey it; and the same is unencumbered, unless otherwise herein set out.

Grantors does further covenant and bind themselves and their heirs, to warrant and forever defend the title to the said Grantee, their heirs and/or assigns, against the lawful claims of all persons claiming the same by, through, or under the Grantors.

IN WITNESS WHEREOF, the Grantors has caused their names to be affixed hereto, on this 1st day of November, 1999.

Harrison Y. N. Yang

Holing Yang

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **HARRISON Y. N. YANG AND WIFE, HOLING YANG,** the bargainors, 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 Brentwood, Tennessee, this 1st day of November, 1999.

My Commission Expires: May 28, 2003

Notary Public

F:\FDS\WS1\WPDOCS\SPECDEED

E X H I B I T " A "

TO THE SPECIAL WARRANTY DEED

D E S C R I P T I O N

A TRACT OR PARCEL of land located in Nashville, Davidson County, Tennessee, and being all of Lots Nos. 18 and 20 and a portion of Lots Nos. 47 and 48 on the Plan of Linden Place, as of record in Plat Book 547, Page 121, Register's Office for Davidson County, Tennessee, and being more particularly described according to a boundary and alta survey by Phillip E. Holmes, Jr., Tennessee Registered Land Surveyor No. 1728, Dated August 25, 1999, as follows:

BEGINNING at a P.K. nail on top of a wall at the intersection of the westerly margin of Twenty-First Avenue South and the southerly margin of Sunset Place; thence, with said margin of Twenty-First Avenue South, South 27 degrees 07 minutes 51 seconds West, 249.15 feet to an iron pin; thence, continuing with said margin and a curve to the right, (having a central angle of 03 degrees 56 minutes 39 seconds, a radius of 741.00 feet, a tangent of 25.52 feet, and a chord bearing and distance of South 29 degrees 04 minutes 11 seconds West, 51.00 feet), a distance of 51.01 feet to an iron pin; thence, continuing with said margin and a curve to the right, (having a central angle of 35 degrees 43 minutes 11 seconds, a radius of 29.50 feet, a tangent of 9.51, and a chord bearing and distance of South 48 degrees 42 minutes 49 seconds West, 18.09 feet) a distance of 18.39 feet to an iron pin on the northerly margin of West Linden Avenue, thence, with the northerly margin of West Linden Avenue, North 79 degrees 10 minutes 56 seconds West, 117.75 feet to an iron pin; thence, leaving said margin, North 09 degrees 03 minutes 46 seconds East, 142.69 feet to an iron pin, thence, South 80 degrees 03 minutes 41 seconds East, 108.13 feet to an iron pin; thence, North 20 degrees 27 minutes 44 seconds East, 156.35 feet to an iron pin on the southerly margin of Sunset Place; thence, with said margin of Sunset Place and a curve to the right (having a central angle of 08 degrees 35 minutes 32 seconds, a radius of 567.00 feet, a tangent of 42.59 feet, and a chord bearing and distance of South 81 degrees 28 minutes 58 seconds East, 84.95 feet) a distance of 85.03 feet to the POINT OF BEGINNING.

BEING the same property conveyed to Harrison Y. N. Yang and wife, Holing Yang, by Quitclaim Deed from Resolution Trust Corporation, as Conservator for Metropolitan Federal Savings and Loan Association, F.A., of record in Book 8530, Page 415, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11728 PAGE 239

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

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REGISTER
DAVIDSON CO. TN.

REFERENCE

CAMT	2200000.00
CON TX	8140.00
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	8155.00
CHECK	8155.00

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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1534791