Davidson County DEEDWARR
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Fees:27.00 Taxes:0.00
20011129-0130763

SPECIAL WARRANTY DEED

FROM: C. Mark Carver, Trustee,
Grantor

This instrument was prepared by:
C. Mark Carver
Sherrard & Roe, PLC
424 Church Street, Suite 2000
Nashville, Tennessee 37219

TO: Metropolitan Development and Housing Agency,
Grantee

Address New Owner as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Metropolitan Development and Housing Agency 701 South Sixth Street Nashville, TN 37206	Grantee is tax exempt. See TCA Section 67-4-409(f)(i)	Map 93-13-104 Map 93-13-108 Map 93-13-118 Map 93-13, 105.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $1,800,000.00.

Affiant

Sworn to and subscribed before me, this 28th day of November, 2001.

Notary Public

My Commission Expires: 9-24-2005

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 Dollars ($10.00), and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, C. MARK CARVER, TRUSTEE (the "Grantor"), does hereby transfer and convey unto METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, a public body and a body corporate and politic organized and existing pursuant to Sections 13-20-101 et seq., Tennessee Code Annotated, functioning as a housing authority and urban redevelopment agency in and for the Metropolitan Government of Nashville and Davidson County, Tennessee (the "Grantee"), its successors and assigns, all of Grantor's rights, title and interest, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached

hereto and incorporated herein by this reference, and all improvements thereon and any mineral rights related to the property (the "Property").

The above-referenced property is conveyed subject to the matters set forth on Exhibit B attached hereto and incorporated herein by reference.

Grantor further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to Grantee, and Grantee's successors and assigns, against the lawful claims of all persons claiming through and under Grantor (other than claims arising out of the matters set forth above), but not further or otherwise.

Executed effective the 28th day of November, 2001.

C. MARK CARVER, TRUSTEE

C Mark Carver, Trustee

C. Mark Carver, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of said County and State, personally appeared C. Mark Carver, Trustee, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained

Witness my hand and seal, at Office, this 27th day of November, 2001.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires: 3/26/2005

243447.01 5349-0001

EXHIBIT A

Property Description

Being a tract of land lying in Nashville, Davidson County, Tennessee, and being Lots 363 and 364 of the McNairy Plan of West Nashville Lots, as of record in Plan Book 1, page 15, at the Chancery Court at Nashville, Tennessee, also being Lot 1 of the Consolidation Plat of Lots 365 through 369, the Plan of McNairy West Nashville, as of record in Instrument Number 200007280074434, at the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an existing concrete monument, in the westerly right-of-way line of 12th Avenue South, width varies, at a corner common with Lot 1, Section Seventy-One, Edgehill Estates, as of record in Plat Book 4660, page 86, at the Register's Office for Davidson County, Tennessee, also being the property of HCH Properties, L.L.C., as of record in Deed Book 10931, page 881, at the Register's Office for Davidson County, Tennessee;

Thence leaving the westerly right-of-way line of 12th Avenue South, with the northerly property line of said Lot 1, N 81°14'00" W, 170.84 feet to an existing iron rod;

Thence with the Easterly property line of said Lot 1, N 06°32'00" E, 30.00 feet to an existing iron rod;

Thence with the northerly property line of said Lot 1, N 82°21'00" W, 161.96 feet to an existing railroad spike;

Thence, with the easterly property line of said Lot 1, N 05°40'00" E, 24.53 feet to an existing iron rod, at a corner common with Lot 370 of the McNairy Plan of West Nashville Lots, as of record in Plan Book 1, page 15, at the Chancery Court at Nashville, Tennessee, also being the property of Nashville Cellular Telephone, as of record in Deed Book 8752, page 583, at the Register's Office for Davidson County, Tennessee;

Thence with the easterly property line of said Lot 370, N 26°33'18" W, 146.74 feet to an existing iron rod, at a corner common with the easterly right-of-way line of Interstate 40, width varies;

Thence with the easterly right-of-way line of Interstate 40, N 30°14'51" W, 40.07 feet to an iron rod set at the intersection with the southerly right-of-way line of Pine Street, 49.5 feet in width;

Thence leaving the easterly right-of-way line of Interstate 40, with the southerly right-of-way line of Pine Street, N 62°40'17" E, 300.00 feet to a building corner, at the intersection with the westerly right-of-way line of 12th Avenue South;

Thence leaving the southerly right-of-way line of Pine Street, with the westerly right-of-way line of 12th Avenue South, S 27°01'16" E, 321.50 feet to an iron rod set;

Thence with a curve to the right, along an arc length of 41.70 feet, the central angle of which is 34°27'32", the radius of which is 69.34 feet, the chord of which is S 09°47'30" E, 41.08 to an "X" in concrete;

Thence S 07°26'16" W, 79.20 feet to the point of beginning. Containing 99,796 square feet or 2.291 acres more or less, described according to the ALTA/ACSM Land Title Survey, dated November 17, 2000, last revised November 27, 2000, prepared by R. Scot Cherry, Tennessee No. 1512, Cherry Land Surveying, Inc., 622 West Iris Drive, Nashville, Tennessee 37204, Drawing Number 00227AD CW.

Being the same property conveyed to C. Mark Carver, Trustee, from Metropolitan Development and Housing Agency, by deeds of record as Instrument Number 200008220083153 and Instrument Number 200008220083160, Register's Office for Davidson County, Tennessee.

EXHIBIT B

Title Exceptions

1. Davidson County real property taxes.

2. All matters of public record.