Davidson County DEEDWARR
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Fees:28.00 Taxes:2005.40
20031117-0167650

GENERAL WARRANTY DEED

FROM: William R. Hostettler,
Carl A. Neuhoff, Jr.,
Jeff Davis, and
R. Thomas Patten,
Grantors

TO: Hamilton Creek Apartments, L.P.
Grantee

This instrument was prepared by:
Hannah K. V. Cassidy, Esq.
Stites & Harbison PLLC
424 Church Street, Suite 1800
Nashville, Tennessee 37219

Address New Owner(s) as follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Hamilton Creek Apartments, L.P. 222 Oriel Avenue Nashville, TN 37210	Same	Map 150 Parcel 236

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is Five Hundred Forty-Two Thousand and No/100 Dollars ($542,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 17th day of November, 2003.

STELLA M. McDANIEL NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Notary Public

STELLA M. McDANIEL
Notary Public, Davidson Co., TN
My Comm. Expires Nov. 27, 2004

My Commission Expires: _____

FOR AND IN CONSIDERATION OF the sum of Five Hundred Forty-Two Thousand and No/100 Dollars ($542,000.00), the receipt and sufficiency of which are hereby acknowledged, WILLIAM R. HOSTETTLER, CARL A. NEUHOFF, JR., JEFF DAVIS and R. THOMAS PATTEN ("Grantors"), have bargained and sold, and by these presents do transfer and convey unto HAMILTON CREEK APARTMENTS, L.P. ("Grantee"), its successors and assigns, 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 (the "Property").

The Property is unimproved property known as Lot No. 67 of Forest View Park South.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors and assigns forever.

And Grantors do covenant with Grantee that Grantors are lawfully seized and possessed of the Property in fee simple, Grantors have a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

And Grantors do further covenant that the Property is not now and never has been a residence of either Grantor or their respective spouses.

Grantors do further covenant and bind Grantors, its successors and assigns, to warrant and forever defend the title to the Property to Grantee, its successors and assigns against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness our hand this 17th day of November, 2003.

WILLIAM R. HOSTETTLER

CARL A. NEUHOFF, JR.

JEFF DAVIS

R. THOMAS PATTEN

This Deed has been prepared by Stites & Harbison ("S & H") based solely upon information furnished by Grantors and Grantee. S & H has not undertaken to independently verify any statement, fact, description or other matter set forth herein and undertakes no responsibility or liability for the correctness or accuracy of any such statement, fact, description or other matter.

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Donna H. RAY, a Notary Public of said County and State, WILLIAM R. HOSTETTLER, 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 within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, TN, this 17th day of Nov, 2003.

Donna H Ray
Notary Public

My Commission Expires: Sept 25, 2004

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Donna H. RAY, a Notary Public of said County and State, CARL A. NEUHOFF, JR., 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 within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, TN, this 17th day of Nov., 2003.

Donna H Ray
Notary Public

My Commission Expires: Sept 25, 2004

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Donna H RAY, a Notary Public of said County and State, JEFF DAVIS, 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 within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tn, this 17th day of Nov, 2003.

Donna H Ray
Notary Public

My Commission Expires: Sept 25, 2004

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Donna H. RAY, a Notary Public of said County and State, R. THOMAS PATTEN, 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 within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tn, this 17th day of Nov, 2003.

Donna H Ray
Notary Public

My Commission Expires: Sept 25, 2004

EXHIBIT A

PROPERTY DESCRIPTION

Lying and being in Davidson County, Tennessee, and being Lot No. 67 of Forest View Park South of record in Plat Book 6900, Page 160 and 161, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to William R. Hostettler, Carl A. Neuhoff, Jr., Jeff Davis and R. Thomas Patten by deed from Edward U. Kmiec Bishop Roman Catholic Diocese of Nashville for the use of benefit of Father Ryan High School, dated February 28, 2003, and of record as Instrument No. 20030310-0031404, in the Register's Office of Davidson County, Tennessee.

EXHIBIT B

Encumbrances

1. Taxes for the year 2004, a lien not yet due and payable.

2. Restrictions and reservations of record in Book 7075, page 790, as amended in Book 7079, page 424, in the Register's Office of Davidson County, Tennessee, including the designation of certain lands as 'General Common Area' and 'Open Space', as shown on the survey prepared by R. Scot Cherry, Cherry Land Surveying, Inc., dated May 5, 2003, last revised.

3. All matters shown on plat of record in Plat Book 6900, pages 160 and 161, in the Register's Office of Davidson County, Tennessee, and as shown on survey by R. Scot Cherry, Cherry Land Surveying, Inc., dated May 5, 2003, last revised November 14, 2003.