Davidson County DEEDWARR
Recvd: 10/18/04 13:58 4pgs
Fees:23.00 Taxes:2428.90
20041018-0124947

	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$656,460.00.** Affiant Subscribed and sworn to before me, this the 18th day of October, 2004. Notary Public My commission expires: 3-1-08 (AFFIX SEAL)

RITA MANGRUM NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Centex Homes	**NEW OWNER**	MAP 59 Parcel 166
370 Mallory Station Road, Ste 500		
Franklin, Tn 37067		

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 ACKNOWLEDGE, WE,

Parkwood Estates Partnership, G.P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Centex Homes, a Nevada General Partnership

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 Attach Exhibit A - Legal Description

Being the same property conveyed to Parkwood Estates Partnership, G.P. by Quitclaim Deed from Charles A. Wheeler, Jr, Trustee with Full Power to Transfer, Sell, Convey, Mortgage, or otherwise encumber without the joinder of a beneficiary of record in Book 11107, Page 935, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2005 and subsequent years, easements, and restrictions of record.

This is improved (____) Unimproved (__x__) property, known as **Briley Parkway at Knight Road, Nashville, TN**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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/our hand(s) this 18th day of October, 2004.

Parkwood Estates Partnership, G.P.

Winston W. Gaines, Managing Partner

CORPORATION
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Winston W. Gaines, Managing Partner of Parkwood Estates Partnership, G.P.,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the **Managing Partner** the within bargainor, and partnership, and that he as such **Managing Partner** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by the said **Winston W. Gaines** as **Managing Partner of Parkwood Estates Partnership, G.P.**

Witness my hand and official seal, at office at Brentwood, Tennessee on this **18th** day of **October, 2004.**

Rita Mangrum
Notary Public

My Commission Expires: 3-1-08

RITA MANGRUM
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

EXHIBIT A – LEGAL DESCRIPTION

Being a certain tract of land located in the Third Council Manic District of Nashville, Davidson County, Tennessee near Knight Drive and Briley Parkway, according to a boundary survey prepared by Gresham Smith and Partners, John M. Duffer, Registered Land Surveyor, License No. 1431, dated 06/11/04, and being more particularly described as follows:

Beginning at the intersection of the easterly right-of-way of Knight Drive and the southerly right-of-way of Briley Parkway;

Thence with said right-of-way of Briley Parkway as follows:

South 84° 29' 49" East, passing a concrete monument at 1.53 feet and continuing on, in all, 403.75 feet to a concrete monument;
North 88° 54' 17" East, 323.03 feet to a concrete monument;
North 68° 59' 13" East, 546.33 feet to a concrete monument;
North 60° 59' 42" East, 400.10 feet to a concrete monument;
North 59° 16' 11" East, 375.80 feet to a concrete monument;
North 60° 14' 32" East, 619.63 feet to a concrete monument;
North 72° 01' 04" East, 184.57 feet to a concrete monument;
North 89° 04' 00" East, 191.09 feet to a concrete monument;
North 77° 20' 51" East, 154.44 feet to a concrete monument;
North 86° 23' 52" East, 129.83 feet to an iron rod at a northwesterly corner of Lot 169 on the final plat of Section One Golden Valley Estates of record in Plat Book 4175, Page 142, R.O.D.C.;

Thence with the westerly boundary of said Section One as follows:

South 03° 45' 14" East, 375.00 feet to an iron rod;
South 02° 06' 14", East 241.14 feet;
South 00° 54' 46" West, 71.43 feet;
South 00° 55' 46" West, passing a concrete monument at 100.00 feet and continuing on, in all, 125.00 feet to an iron rod;
North 89° 04' 14" West, 8.00 feet to an iron rod;
South 00° 55' 46" West, passing an iron rod at 25.00 feet and continuing on, in all, 164.13 feet to an iron rod;
South 42° 07' 46" West, 47.34 feet to an iron rod;
South 44° 28' 14" East, 70.00 feet to an iron rod;
South 07° 31' 46" West, 157.67 feet to an iron rod;
South 82° 28' 14" East, 26.13 feet to a mag nail;
South 07° 31' 46" West, passing a witness iron rod at 134.96 feet and continuing on, in all, 184.96 feet to the center of Ewing Creek;

Thence generally following the center of said creek as follows:

North 82° 11' 10" West, 37.80 feet;
Southwesterly with a curve to the left 222.46 feet, said curve having a radius of 200.00 feet, a central angle of 63° 43' 50" and a chord of 211.17 feet at South 65° 56' 55" West;
South 34° 05' 00" West, 125.20 feet;
Southwesterly with a curve to the right 48.29 feet, said curve having a radius of 60.00 feet, a central angle of 46° 06' 34" and a chord of 46.99 feet at South 57° 08' 17" West;
South 80° 11' 34" West, 357.59 feet;
South 74° 08' 00" West, 178.31 feet;
Southwesterly with a curve to the right 117.37 feet, said curve having a radius of 500.00 feet, a central angle of 13° 27' 00" and a chord of 117.10 feet at South 80° 51' 30" West;
South 87° 35' 00" West, 90.50 feet;
Southwesterly with a curve to the left 39.31 feet, said curve having a radius of 75.00 feet, a central angle of 30° 01' 52" and a chord of 38.86 feet at South 72° 34' 04" West;
South 57° 33' 08" West, 74.58 feet;
Southwesterly with a curve to the right 122.73 feet, said curve having a radius of150.00 feet, a central angle of 46° 52' 52" and a chord of 119.34 feet at South 80° 59' 34" West;

North 75° 34' 00" West, 111.06 feet;
Northwesterly with a curve to the right 137.63 feet, said curve having a radius of 470.00 feet, a central angle of 16° 46' 40" and a chord of 137.14 feet at North 67° 10' 40" West;
North 58° 47' 20" West, 153.00 feet;
North 54° 12' 00" West, 164.40 feet;
North 48° 37' 20" West, 288.55 feet;
North 41° 07' 00" West, 43.41 feet;
Northwesterly with a curve to the left 80.38 feet, said curve having a radius of 150.00 feet, a central angle of 30° 42' 10" and a chord of 79.42 feet at North 56° 28' 05" West;
North 71° 49' 10" West, 153.73 feet;
North 86° 53' 32" West, 162.40 feet;
Southwesterly with a curve to the left 123.06 feet, said curve having a radius of 100.00 feet, a central angle of 70° 30' 28" and a chord of 115.44 feet at South 57° 51' 14" West;
Southwesterly with a curve to the right 115.77 feet, said curve having a radius of 400.00 feet, a central angle of 16° 35' 00" and a chord of 115.37 feet at South 30° 53' 30" West;
South 39° 11' 00" West, 150.06 feet;
Southwesterly with a curve to the right 156.63 feet, said curve having a radius of 250.00 feet, a central angle of 35° 53' 50" and a chord of 154.08 feet at South 57° 07' 55" West;
South 75° 04' 50" West, 445.73 feet to the easterly right-of-way of Knight Drive:

Thence with said right-of-way as follows:

Northeasterly with a curve to the left 64.75 feet to an iron rod, said curve having a radius of 5,025.00 feet, a central angle of 00° 44' 18" and a chord of 64.75 feet at North 08° 24' 59" East;
North 08° 02' 49" East, 694.78 feet to the beginning.

Containing 72.940 acres, more or less, and being property conveyed to Parkwood Estates by deed from Charles A. Wheeler, Jr., trustee of record in Book 11107, Page 935, R.O.D.C.;

The above described property is subject to the following:

1. Flowage for Ewing Creek along southerly boundary.

2. Controlled access to Briley Parkway along northerly boundary.

3. Sanitary sewer across westerly portion and along southerly portion, record of easement not found.