Property Owner:
Florida Steel Corporation
P.O. Box 23328 Tampa Fla 33630
Mortgagee: none
CLT No. #132-15-47

This Instrument Prepared By:
Ben M. Davidson, Attorney 20,963
CROLEY, DAVIDSON & HUIE
2210 Plaza Tower
Knoxville, Tennessee 37929

BOOK 7159 PAGE 771

CORPORATE WARRANTY DEED

THIS INDENTURE, made this 23th day of February, 1987, between BLUE TEE CORP., formerly known as Gold Fields American Industries, Inc., successor by merger to Steel Service Company, a corporation organized and existing under the laws of the State of Maine, First Party, and FLORIDA STEEL CORPORATION, a Florida corporation, Second Party;

W I T N E S S E T H:

THAT FOR AND IN CONSIDERATION of ONE ($1.00) DOLLAR and other good and valuable consideration, to it in hand paid by said Second Party, the receipt of which is hereby acknowledged, said First Party has granted, bargained, sold, and conveyed and does hereby grant, bargain, sell and convey unto the said Second Party the following described premises, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on a map showing Resubdivision of Sections 2 and 3, Radnor Industrial Subdivision, as of record in Book 4660, page 57, Register's Office for said County, described as follows:

BEGINNING on the Easterly margin of Sidco Drive at the Northwest corner of Tract No. 2 conveyed to The Builders Co. by deed from Carl J. Batson and wife, of record in Book 3220, page 424, said Register's Office; thence with the Northerly line of said property, North 80 deg. 32 min. East, 196.78 feet to a concrete monument, said concrete monument being 30 feet Westerly at right angles from a point in the centerline of the Freight Main Track of the Louisville and Nashville Railroad Company; thence North 10 deg. 29 min. West along a line 30 feet Westwardly from and parallel to said centerline of Freight Main Track a distance of 599.93 feet to a concrete monument; thence South 80 deg. 24 min. West, 20 feet to a point 50 feet Westwardly at right angles from the centerline of said Railroad Company's Freight Main; thence North 10 deg. 29 min. West and 50 feet Westwardly from and parallel to the centerline of Freight Main, 288.86 feet to a point; thence North 10 deg. 29 min. West, 483 feet to a point; thence North 82 deg. 57 min. West, 85.19 feet to the Easterly margin of Sidco Drive; thence Southwestwardly along a curve 506.47 feet to a concrete monument, the chord of said curve bears South 3 deg. 14 min. East with a distance of 506.20 feet; thence Southeastwardly along a curve a distance of 293.67 feet, the chord of said curve bears South 6 deg. 15 min. East with a distance of 293.65 feet; thence Southwardly along the East line of Sidco Drive, which is a curve to the left having a radius of 2276.84 feet, a distance of 114 feet to a concrete monument; thence South 9 deg. 47 min. East, 485.71 feet to the BEGINNING.

BEING the same property conveyed to Steel Service Company, Inc. by three deeds, one from James W. Stewart and wife, of record in Book 3793, page 732, and two from Houston McCord Realty Company, of record in Book 4174, page 921, and three of record in Book 4391, page 335, in the Davidson County Register's Office.

BEING the same property conveyed to Azcon Corporation, a Maine Corporation, by deed from Steel Service Company, Inc., a Tennessee corporation, filed for record in Book 4840, page 50, in the Davidson County Register's Office.

BEING the same property conveyed to Steel Service Company, a Tennessee corporation by Quit Claim Deed from Gold Fields American Industries, Inc., a Maine Corporation, Successer to Azcon Corporation by name change, by deed filed for record in Book 6735, page 988, in the Davidson County Register's Office.

with the hereditaments and appurtenances thereto appertaining, TO HAVE AND TO HOLD the said premises to the said Second Party, its successors and assigns forever.

And said First Party, for itself and for its successors and assigns does hereby covenant with said Second Party, its successors and assigns, that it is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances except those set forth in Exhibit A attached hereto, to which exhibit specific reference is hereby made, incorporating the same herein, and that it will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, or the masculine, feminine or neuter gender, as the case may demand.

IN WITNESS WHEREOF, the said First Party has caused this instrument to be executed and its name to be signed by its duly authorized officer the day and year first above written.

BLUE TEE CORP.

BY: Richard A Secrist

ITS: Chairman of the Board

STATE OF TENNESSEE)
) SS:
COUNTY OF KNOX)

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared Richard A. Secrist, 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 Chairman of the Board of BLUE TEE CORP., the within named bargainor, a corporation, and that he as such Chairman of the Bd., executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Chairman of the Bd.

WITNESS my hand and seal at office in Knox County this 27 day of February, 1987.

NOTARY PUBLIC KNOX CO., TENN.

Rose M Brown
Notary Public

My Commission Expires: My commission expires Oct. 24, 1989

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, ~~is~~ $ 900,000.00.

Affiant Richard A Secrist.

Subscribed and sworn to before me this 27 day of February, 1987.

ROSE M. BROWN NOTARY PUBLIC KNOX CO., TENN.

Rose M Brown
Notary Public

My commission expires Oct. 24, 1989

EXHIBIT A

1. Taxes for the year 1987 and subsequent years.

2. Survey of George Anton, Surveyor, dated February 17, 1987, bearing Drawing No. 2572-86 and Plat of record in Book 4660, page 57, in the Davidson County Register's Office disclose a 10 foot utility and drainage easement along the South line of the insured premises; 15 foot building setback line from Sidco Drive, neither of which have been violated by buildings improving the subject property; and encroachment of the buildings improving the subject property upon the L&N Railroad Company Freight Main Tract adjoining the subject property on its Eastern boundary.

3. Rights of the railroad company servicing the railroad spur located on the insured premises in and to the ties, rails and other properties constituting said railroad spur or in and to the use thereof, said spur being located on survey of George Anton, Surveyor, dated ~~January~~ 17-8, 1987, bearing Drawing No. 2572-86.

0 1 2 7 9

IDENTIFICATION REFERENCE

MAR 6 1 47 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7159 PAGE 774

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

2[illegible].0- CAMT.
[illegible] CSTAX
.50 PRFE
9.00 WDF 2
CHECK 2509.50-
03/06/87 BAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01279

IDENTIFICATION REFERENCE

MAR 6 1 48 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 54092