MORTGAGEE:
NONE

MAP AND PARCELS NOS.:
MAP 163
PARCEL: TO BE ASSIGNED

This instrument prepared by:
Travis T. Lynch
Attorney
United States Postal Service
4000 DeKalb Technology Parkway
Building 500 - Suite 550
Atlanta, GA 30340-2799

DAVIDSON COUNTY, TN
OCT 9 11 45 AM 1987

IDENTIFICATION REFERENCE

73097

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THIS INDENTURE, made ane entered into this 9th day of October, 1987, by BELL FORGE ASSOCIATES, a Joint Venture composed of W. Gerald Ezell, George A. Volkert, Carl H. Vereen, and Richard W. Sorenson, Parties of the First Part, and the UNITED STATES POSTAL SERVICE, Party of the Second Part.

WITNESS that for and in consideration of the sum of One Million Six Hundred Fifteen Thousand One Hundred Seventy-Seven Dollars ($1,615,177.00) cash in hand paid, the receipt whereof is hereby acknowledged, by the Party of the First Part has bargained and sold and does hereby bargain, sell, convey, and confirm unto the said United States Postal Service the following described real estate together with all improvements thereon as follows:

SEE EXHIBIT "A", attached hereto and made a part of this document.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or anywise appertaining unto the said party of the Second Part, its heirs, successors and assigns in fee simple forever.

ADDRESS NEW OWNER:

United States Postal Service
4000 DeKalb Technology Parkway
Building 500 - Suite 550
Atlanta, GA 30340-2799

TOGETHER with all right, title or interest of the Grantor in and to any streams, alleys, roads, streets, ways, strips, gores, or railroad rights-of-way abutting or adjoining said land, and together with all the improvements thereon and the appurtenances thereunto belonging and we warrant the title against all persons whomsoever.

The said Party of the First Part does hereby covenant with the said Party of the Second part that it is lawfully seized in fee of the aforedescribed real estate, that it has good rigtht to sell and convey the same, and that the same is unencumbered, except as shown on Exhibit A.

BELL FORGE ASSOCIATES, a Joint Venture, composed of W. Gerald Ezell, George A. Volkert, Carl H. Vereen and and Richard W. Sorenson

By: George A. Volkert
GEORGE A. VOLKERT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,615,177.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me this the 9th day of October, 1987.

Katherine W. Gibson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 10/12/88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 7375 PAGE 792

Peresonally appeared before me, the undersigned, a notary public, GEORGE A. VOLKERT pursuant to a Certified Resolution executed by all Joint Venturers namely W. Gerald Ezell, Carl H. Vereen, and Richard W. Sorenson, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is a Joint Venturer of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office this 9th day of [illegible], 1987.

NOTARY PUBLIC

MY COMMISSION EXPIRES: [illegible]

EXHIBIT "A"

A tract of land located in Nashville, Davidson County, Tennessee described according to a survey of Michael.V. Holmes & Associates, Inc., RLS #213, dated April 22, 1987, and updated September 11, 1987, as follows:

Beginning in the northeast corner of intersection of Bell Road and Bell Forge Lane East, thence with the easterly margin of Bell Forge Lane East 590.31 feet to a concrete monument being the true point of beginning; thence, North 75° 09' 29" East, 562.80 feet to a concrete monument; thence, South 00° 36' 10" East, 386.36 feet to a concrete monument; thence, South 01° 30' 00" East, 172.36 feet to a concrete monument; thence, South 26° 00' 00" West, 223.00 feet to a concrete monument; thence, South 41° 15' 00" West, 35.47 feet to a concrete monument; thence, North 64° 12' 04" West, 485.62 feet to a concrete monument; thence with a curve to the left (having a central angle of 40° 38' 27" and a radius of 480.00 feet) a distance of 340.47 feet to a concrete monument; thence, North 14° 50' 31" West, 101.76 feet to a concrete monument being the point of beginning containing 323,035.36 square feet or 7.4159 acres and as described per a Resubdivision of Lot No. 2, Section I, Bell Forge Commercial Park of record in Plat Book 5800, page 142, said Register's Office, and Lot No. 2, Section 3, Bell Forge Commercial Park of record in Plat Book 6250, page 322, said Register's Office, a plat of said Resubdivision being of record in Plat Book 6900, page 429, said Register's Office.

Being a part of the same property conveyed to Bell Forge Associates, a Joint Venture composed of W. Gerald Ezell, George A. Volkert, Carl H. Vereen and Richard W. Sorenson by deeds of record in Book 5843, page 945 and Book 6177, page 1, Register's Office for Davidson County, Tennessee.

SUBJECT TO:

1. Taxes for 1987 which have been prorated between the parties.

2. A twenty foot (20') public utility easement extending along the westerly line of said property as shown on Plat of record in Book 6900, page 429, said Register's Office.

3. A twenty foot (20') public utility, landscape and drainage easement extending along the northerly line of said property as shown on Plat of record in Book 6900, page 429, said Register's Office. (Entire easement is 20' in width, however, only 10' lies within the northerly boundary line.)

4. A twenty-five foot (25') public utility and drainage easement extending along the easterly line of said property as shown per Plat of record in Book 6900, page 429, said Register's Office.

5. A thirty foot (30') joint access and public utility easement extending along the southerly line of said property per Plat of record in Book 6900, page 429, said Register's Office.

6. A five x twenty five foot (5' x 25') anchor easement in approximately the center of property at the westerly line of said property per Plat of record in Book 6900, page 429, said Register's Office.

7. All requirements as to non-exclusive parking easement as noted on survey plat of record in Book 6900, page 429, said Register's Office.

8. All other notes and conditions set forth on the face of said recorded Plat of record in Book 6900, page 429, said Register's Office.