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REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Box 36

20063119952

SPECIAL WARRANTY DEED

THIS INDENTURE made and entered into this 2nd day of August and between Barry Weisberg, Successor Trustee of the ALKAL TRUST, party of the first part, and WINKAL HOLDINGS, L.L.C., a limited liability company organized and existing by virtue of the laws of the State of Delaware, party of the second part.

WITNESSETH: That for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the said party of the second part to the said party of the first part, and other good and valuable considerations, the receipt of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of DAVIDSON, State of TENNESSEE, and more particularly described as follows:

See Attached Exhibit A incorporated herein by this reference.

Map 72-6, Parcel 76

Being that same property described in and conveyed to the part of the first part by Warranty Deed of record as Book 7533 Page 157 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs or successors and assigns in fee simple forever. Said party of the first part covenants and warrants that the aforesaid real estate is free of any encumbrance made or suffered by said party of the first part and that said party of the first part and its heirs, successor trustees, successors and assigns shall warrant and defend the same to said party of the second part and its successors and assigns forever, against the lawful claims and demands of all persons claiming by, through, or under the said party of the first part, but against none other.

The said party of the first part does hereby covenant with the said party of the second part that they are lawfully seized in fee of the aforedescribed real estate, that they have a good right to sell and convey the same, that the same is unencumbered except as shown on the Attached Exhibit B which is incorporated herein by this reference.

And that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons claiming against said party of the first part.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

IN TESTIMONY WHEREOF, witness the signature of the said party of the first part on this the 2nd day of August, 1999.

Barry Weisberg, Successor Trustee of the Alkal Trust

STATE OF Connecticut
COUNTY OF Fairfield

Personally appeared before me, the undersigned authority in and for the said county and state, on this 2 day of August, 1999, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, within my jurisdiction, the within named Barry Weisberg who acknowledged that he is Successor Trustee of the Alkal Trust, and that for and on behalf of the said trust, and as its act and deed he executed and delivered the above and foregoing instrument, after first having been duly authorized by said trust so to do.

SEAL

Notary Public

My Commission Expires:
March 31, 2003

CHARLENE Y. SMITH
NOTARY PUBLIC
MY COMMISSION EXPIRES MAR. 31, 2003

ADDRESS OF PARTY OF THE SECOND PART:
(send tax notices to:)
WINKAL HOLDINGS, L.L.C.
c/o Win Properties, Inc.
66 Field Point Road
Greenwich, CT 06830
Phone: (203)861-7788

PREPARED BY AND RETURN TO:

Nashville, TN

BOOK 11647 PAGE 934

Alice Kraus Stokke, Esq.
c/o Win Properties, Inc.
66 Field Point Road
Greenwich, CT 06830
Phone: (203)861-7788

VALUE AFFIDAVIT

STATE OF Connecticut
COUNTY OF Fairfield

I hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $420,000, which amount is equal to or greater than the amount which the property would command at a far and voluntary sale.

Barry Wensley
Affiant

Subscribed and sworn to before me this 2 day of August, 1999.

Charlene Y Smith
Notary Public

My Commission Expires:
March 31, 2003

(SEAL)

CHARLENE Y SMITH
NOTARY PUBLIC
MY COMMISSION EXPIRES MAR. 31, 2003

Nashville, TN

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EXHIBIT "A"

NASHVILLE, TN **Legal Description**
3201 GALLATIN PIKE

Land in Davidson County, Tennessee, being the easterly part of Lot No. 1 on the Map of E.J. Childers Subdivision of the J. H. Ambrose Tract, of record in Plat Book 57, page 144, Register's Office for Davidson County, Tennessee, and shown on the revised corrected plan of such subdivision of record in Book 332, page 134, said Register's Office, and described according to a copy of a survey thereof made September 27, 1958, by Ralph W. C. Lambert, Surveyor, as follows:

Beginning at an iron pin in the north margin of Elvira Avenue at the intersection of the west line of Gallatin Pike, as now located; thence along the north margin of Elvira Avenue, North 86 deg. 57 min. 33 sec. West 180 feet to an iron pin; thence North 5 deg. 52 min. 57 sec. East 225.6 feet to an iron pin; thence South 75 deg. 05 min. 42 sec. East 257.9 feet to an iron pin in the west margin of Gallatin Pike as now located; thence with the margin of the same, South 28 deg. 55 min. West 191.5 feet to the point of beginning.

Being the same property conveyed to Alice Weisberg as Trustee of the Alkal Trust by Deed from Second Hall Properties, Inc., a Delaware corporation, of record in Book 7533, page 157, Register's Office for Davidson County, Tennessee.

RECORDERS MEM
LEGIBILITY OF WRITING, TYPIN
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEI

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

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0631952

IDENTIFICATION REFERENCE

99 SEP -2 PM 2:49

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

AMT
400000.00
CO TX 1554.00
PRFEE 1.00
MISC 16.00
CFEE 2.00
TOTAL 1573.00
CHECK 1573.00

14:49 0001 4286

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1512323