Box 49

Instr:200003220028991 Page: 1 OF 4
REC'D FOR REC 03/22/2000 9:14:09AM
RECORD FEE: $19.00
M. TAX: $0.00 T. TAX: $1513.30

Tax Map 149
parcel 328

WARRANTY DEED

THIS INDENTURE, made and entered into this 21 day of March, 2000, by and between KMART CORPORATION, a corporation organized and existing under and by virtue of the laws of the State of Michigan, party of the first part, and BOOS MURFREESBORO, LLC, a limited liability company organized and existing under and by virtue of the laws of the State of Florida, party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars (10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the 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 City of Nashville, County of Davidson, State of Tennessee:

See Exhibit A attached hereto.

TO HAVE AND TO HOLD the aforesaid real estate together with all the 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.

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 a good right to sell and convey the same; that the same is unencumbered.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

Whenever the word "party" is used herein, it shall mean "parties" if there are more than one person referred to and whenever pronouns occur herein, they shall be construed according to their proper general and number according to the context of this instrument.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

ATTEST:

MATTHEW R. DESMOND
Its: Asst. Secretary

KMART CORPORATION

By: MICHAEL J. VIOLA
Its: Vice President

* *

STATE OF MICHIGAN, COUNTY OF OAKLAND

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared MICHAEL J. VIOLA with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledge himself to be the VICE PRESIDENT of KMART CORPORATION, the within named bargainor, a corporation, and that he as such VICE PRESIDENT executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as VICE PRESIDENT.

WITNESS my hand and Official Seal at office this 16th day of MARCH, 2003.

My Commission expires: 9-22-03

Amy M. Alexander
Notary Public

AMY M. ALEXANDER
Notary Public, Oakland County, MI
My Commission Expires: Sept. 22, 2003

(FOR RECORDING DATA ONLY)

* *

Property address:

Mail tax bills to:
Boos Murfreesboro, LLC
19321-C US Highway 19 North
Suite 605
Clearwater, Florida 33764

This instrument prepared by:
Cynthia A. Moore, Esq.
525 North Woodward Avenue
Suite 2000
Bloomfield Hills, Michigan 48304

Return to:
Boos Murfreesboro, LLC
19321-C US Highway 19 North
Suite 605
Clearwater, Florida 33764

I, or we, 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 $409,000, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert J. Boos, MANAGER
Affiant

Subscribed and sworn to before me this 17 day of March, 2000.

Dawn S. Johnson
Notary Public

Dawn S. Johnson
MY COMMISSION # CC554818 EXPIRES
June 24, 2000
BONDED THRU TROY FAIN INSURANCE, INC.

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 8, on the Plan of Kmart Corporation, as shown on plat of record in Plat Book 7900, page 289, in the Register's Office of Davidson County, Tennessee.

BLOOMFIELD 11335-5009 324993

Being a portion of the same property conveyed to K-Mart Corporation, by Deed of Record in Book 7059, page 710, R.O.D.C.