Dav. Co. File Box 14-A
jtc file no. 13815-1

THIS INSTRUMENT PREPARED BY:

JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Davidson County DEEDWARR
Recvd: 11/14/00 09:35 3pgs
Fees:15.00 Taxes:37.00

20001114-0112718

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Charles W. Hawkins, III, Trustee 706 Church Street Suite 200 Nashville, TN 37203	New Owner	Map 175 Parcel 117

SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **INTERCHANGE CITY ASSOCIATES, LTD., L.P., formerly known as INTERCHANGE CITY ASSOCIATES, LTD., a Tennessee limited partnership**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **CHARLES W. HAWKINS, III, TRUSTEE with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary**, hereinafter called the Grantee, its successors and assigns, certain land in Davidson County, State of Tennessee, described as follows, to-wit:

A tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee, being more fully described as follows:

BEGINNING at an iron pin set on the West right-of-way of Heil Quaker Boulevard, a 60 foot road, at the northerly terminus of said Boulevard, as recorded in Section VII, Interchange City Industrial Park as recorded in Book 4660, Page 2, Register's Office for Davidson County, Tennessee, and proceeding as follows:

1) With the West right-of-way line of Heil Quaker Boulevard, North 5° 44' 47" East, 540.00 feet to an iron pin set on the South right-of-way line of the Louisville and Nashville Railroad, a 100 foot road; thence,

2) With said line South 73° 58' 19" East, 30.49 feet to an iron pin set; thence,

3) South 5° 44' 47" West, 534.56 feet to an iron pin set; thence,

4) North 84° 15' 13" West, 30.00 feet to the point of BEGINNING and containing 16,125 square feet or 0.37 of an acre, more or less.

BEING part of the same property conveyed to Interchange City Associates, Ltd., a Tennessee limited partnership by deed from McDowell Development Corporation as of record in Book 6381, Page 227, Register's Office for Davidson County, Tennessee. Interchange City Associates, Ltd., being now known as Interchange City Associates, Ltd., L.P.

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, its successors and assigns, forever; and Grantor does covenant and bind itself, its successors and assigns, to warrant specially and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

The conveyance of the property herein, and all covenants and warranties of Grantor contained herein, are made expressly subject to (i) real property taxes for the year 2000, a lien, now due and payable but not yet delinquent, which have been prorated between the parties, and (ii) encroachments, overlaps, boundary line disputes, easements or claims of easements not shown by the public records, and any other matters which would be disclosed by an accurate survey and inspection of the premises.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 7th day of November, 2000.

INTERCHANGE CITY ASSOCIATES, LTD., L.P.

By: AFPC Equity Investors, Ltd., General Partner

By: 222 Partners, Inc., General Partner

By: Robert E. Lehning

Robert E. Lehning, Jr., Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, Robert E. Lehning, Jr., with whom I am personally acquainted (or proved to me 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 the Vice President of 222 Partners, Inc., a Tennessee corporation, the general partner of AFPC Equity Investors, Ltd, L.P. a Tennessee limited partnership, which is the general partner of Interchange City Associates, Ltd., L.P., a Tennessee limited partnership, 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 and official seal, this 7th day of November, 2000.

NOTARY PUBLIC
My Commission Expires: May 27, 2001

JOHN T. COOKMAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $10,000.00.

Affiant

Subscribed and sworn to before me this
7th day of November, 2000.

Notary Public
My commission expires: May 27, 2001

JOHN T. COOK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

WD2.401