PICK-UP

This Instrument Prepared By:
WYATT, TARRANT & COMBS, LLP
2525 West End Avenue
Suite 1500
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 01/17/02 10:28 3pgs
Fees:18.00 Taxes:1202.50
20020117-0007113

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Nos.:
Advantage, Inc. **2621 Lebanon Road** **Nashville, Tennessee 37214**	**Same**	**Map 95-4** **Parcel 185**

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Regions Bank, successor in interest by merger with Regions Bank of Tennessee (herein referred to as "Grantor") has this day bargained and sold and, by these presents, does hereby transfer and convey unto Advantage, Inc., (herein referred to as "Grantee"), its successors and assigns, forever, the following described tract or parcel of land located in Davidson County, Tennessee, described in Exhibit A, attached hereto and incorporated by reference.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that it is lawfully seized and possessed of said property, that it has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record, and 2001 real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds itself, its successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land against the lawful claims of those persons or parties claiming by, through or under Grantor, but no further or otherwise.

WITNESS this the 28 day of November, 2001.

GRANTOR:

REGIONS BANK

By: William W Adams Jr.

Title: Senior Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The greater of the consideration for this transfer or the value of the property is $325,000.00.

AFFIANT

Subscribed and sworn to before me, this 28th day of November, 2001.

NOTARY PUBLIC

My Commission Expires: 3-26-05

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Sharon H Craddock, a Notary Public for the state and county aforesaid, Wm. W. Adams Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Senior V.P. of Regions Bank, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand and seal at office this 28th day of November, 2001.

NOTARY PUBLIC

My Commission Expires:

11-30-02

SHARON H. CRADDOCK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

EXHIBIT A

Description of Land

A tract of land on the southeast corner of Lebanon Road and Graylynn Drive, known as 2621 Lebanon Road. Said land lies in the 3rd Civil District of Davidson County, Tennessee, and is described according to a survey dated May 17th, 1955, by Barge Wagonner, Inc., Engineers as follows:

Beginning at the southeast intersection of the right of way of Lebanon Road and Graylynn Drive; thence easterly along the southern right of way of Lebanon Road 175 feet to a point; thence South 2° 28' east 115 ft. to a point; thence North 88° 30' west 175 ft. to a point on the easterly right of way of Graylynn Drive; thence North 2° 27' West along said right of way 115 ft. to the point of beginning.

BEING the same property conveyed to Security Federal Savings & Loan Association of Nashville, Tennessee, by deed from Baker & Freeman, Inc. of record in Book 5197, page 220, Register's Office for Davidson County, Tennessee. The said Security Federal Savings & Loan Association of Nashville, Tennessee having since merged with and into First Security Bank of Tennessee by Plan of Merger of record in Book 8835, page 555, Register's Office for said County. The said First Security Bank of Tennessee having since merged with and into Regions Bank of Tennessee by Merger Agreement of record in Book 9422, page 120, Register's Office for said County and Articles of Amendment to Charter of record in Book 9423, page 564, Register's Office for Davidson County, Tennessee.