File 35
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This Instrument Prepared By:
Thomas L. Hayslett, III
Miller & Martin LLP
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Volunteer State Life Building
832 Georgia Avenue
Chattanooga, Tennessee 37402-2289

Return to After Recording:
Joe Vaulx Crockett, III
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Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 05/31/02 14:53 4pgs
Fees:23.00 Taxes:9143.20
20020531-0066250

Name and Address of New Owner:	**Send Tax Bills To:**	**Map and Parcel No.:**
Air Lane Properties, LLC 5123 Virginia Way Suite B21 Brentwood, TN 37027	Same	Map 107, Parcel 89

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF Two Million Four Hundred Seventy-One Thousand One Hundred Thirty-Six and No/100 Dollars ($2,471,136.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which hereby are acknowledged, **FIRST INDUSTRIAL, L.P.**, a Delaware limited partnership (herein "Grantor"), does hereby bargain, sell, transfer and convey unto **AIR LANE PROPERTIES, LLC**, a Tennessee limited liability company (herein "Grantee"), property located in Davidson County, Tennessee and more particularly described on **Exhibit "A"** attached hereto and made a part hereof;

TO HAVE AND TO HOLD the same unto Grantee, its successors and assigns, forever in fee simple. Grantor covenants that it is lawfully seized and possessed of the real estate; that it has full power and lawful authority to sell and convey the same; and that it will forever warrant and defend the same against the lawful claims of all persons claiming by, through or under said Grantor, but not otherwise.

IN WITNESS WHEREOF, Grantor has executed this instrument to be effective on the 31st day of May, 2002.

GRANTOR:
FIRST INDUSTRIAL, L.P., a Delaware limited partnership

By: First Industrial Realty Trust, Inc., a Maryland corporation and its sole general partner

By: _____
Print Name: Michael W Brennan
Title: President + CEO

STATE OF ILLINOIS)
COUNTY OF COOK)

Before me, a Notary Public in and for the state and county aforesaid, personally appeared Michael W Brennan, to me known (or proved to me on the basis of satisfactory evidence), to be the President and CEO of First Industrial Realty Trust, Inc., a Maryland corporation and the sole general partner First Industrial, L.P., a Delaware limited partnership, who acknowledged that he executed the foregoing instrument for the purposes therein contained, by signing the name of the corporate general partner by himself as President and CEO.

WITNESS my hand, at office, this 29 day of May, 2002.

Fay Lockwood
Notary Public
My commission expires: 9/10/05

"OFFICIAL SEAL"
FAY LOCKWOOD
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 9/10/2005

STATE OF Tennessee)
COUNTY OF Davidson)

I hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $2,471,136.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant, ~~Attorney for Grantee~~ Secretary

Subscribed and sworn to before me this 31ST day of May, 2002.

Notary Public
My commission expires: 1-26-05

IVA J. PARKER
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

EXHIBIT "A"

Being a parcel of land in the First Civil District, Nashville, Davidson County, Tennessee, located on the westerly side of Air Lane Drive, said parcel being Lot 11, as shown on the plan of Metropolitan Industrial Park, Phase II, Section Ten, as of record in Book 5190, page 379, Register's Office of Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the westerly margin of Air Lane Drive, said point being southerly 910 feet, more or less, from the southerly margin of Elm Hill Pike, said point also being the southeasterly corner of Lot No. 10 as shown on the Plan of Metropolitan Industrial Park, Phase II, Section 10, as of record in Book 5190, page 379, Register's Office of Davidson County, Tennessee, and being the northeasterly corner of the herein described parcel; thence, with said westerly margin of Air Lane Drive S 12 deg. 03' E, 276.91 feet to a point; thence, leaving said westerly margin of Air Lane Drive, with the northerly line of Metropolitan Industrial Park, Phase II, Section Four, as of record in Book 5190, page 169, Register's Office of Davidson County, Tennessee, and a portion of the northerly line of Metropolitan Industrial Park, Phase II, Section 18, as of record in Book 5190, page 644, Register's Office of Davidson County, Tennessee, S 88 deg. 26' W, 527.03 feet to a point; thence, with a portion of the easterly line of Metropolitan Industrial Park, Section 48, as of record in Book 4660, page 103, Register's Office of Davidson County, Tennessee, N 04 deg. 49' E, 303.33 feet to a point; thence, with the southerly line of Lot Ten, Metropolitan Industrial Park, Phase II, Section Ten, as of record in Book 5190, page 379, Register's Office of Davidson County, Tennessee, S 87 deg. 47' E, 443.89 feet to the point of beginning;

SUBJECT TO all matters shown on the Plan of record in Book 5190, page 379, Register's Office of Davidson County, Tennessee;

SUBJECT TO unrecorded leases with tenants occupying the property;

SUBJECT TO taxes for the year 2002, a lien but not yet due and payable.

Grantor's source of title is that Special Warranty Deed recorded at book 10651, page 934, Register's Office of Davidson County, Tennessee, wherein the property is identified as Tract III and from which the above legal description was taken.

The property is improved and has an address of 1920 Air Lane Drive, Nashville, Tennessee.