This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, North, Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:
Jerilynn P. Bock, aka Jerilynn Poteat Kranze, and Jerry Thompson Poteat, as Trustees of the Willie Florence Poteat Revocable Trust under Trust dated August 17, 1998 AND Willie Florence Poteat
c/o Jeri Lynn Kranze
661 North Tomahawk Trail
Vero Beach, FL 32963

SEND TAX BILL:
New Owner

MAP AND PARCEL:
Map 155
Parcel 274

Davidson County DEEDWARR
Recvd: 09/19/03 15:14 3pgs
Fees:18.00 Taxes:5494.50
20030919-0139298

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Trace Creek Commons, a Tennessee general partnership composed of William G. Wallis, Jr., William C. Seeley and Stephen D. Rudd** ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Jerilynn P. Bock, aka Jerilynn Poteat Kranze, and Jerry Thompson Poteat, as Trustees of the Willie Florence Poteat Revocable Trust under Trust dated August 17, 1998 AND Willie Florence Poteat** ("Grantees"), their respective successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

All that tract or parcel of land described in Exhibit "A".

This conveyance is made subject to the real estate taxes for the current year and rights of tenants in possession, as tenants only, under unrecorded leases: Starbucks Corporation, Nhan T. T. Le and Long Van Dao d/b/a Happy Nails, Cornerstone Enterprises, Inc. d/b/a Great Clips and Song U. Yi, Kim An Yi and Thomas Yim d/b/a Harpeth Cleaners.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantees, their respective successors and assigns, forever; and Grantor, does covenant with Grantees that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind itself, its successors, assigns and representatives, to warrant and forever defend the title to the Property to Grantees, their successors and assigns, against the lawful claims, of parties claiming, by and through the Grantor, but not further. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 19 day of September, 2003.

TRACE CREEK COMMONS, A TENNESSEE GENERAL PARTNERSHIP

By: _____
William G. Wallis, Jr., Partner

By: _____
William C. Seeley, Partner

By: _____
Stephen D. Rudd, Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared William G. Wallis, Jr., William C. Seeley and Stephen D. Rudd, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be Partners of Trace Creek Commons, a Tennessee general partnership, the within named bargainor, and that they as such Partners executed the foregoing instrument for the purpose therein contained by signing the name of the general partnership by themselves as the Partners.

Witness my hand and official seal this 19 day of September, 2003.

_____
Notary Public

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires July 21, 2007

My Commission Expires: 7/21/07

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $1,485,000.00.

_____
AFFIANT

Subscribed and sworn to before me
this 19 day of September, 2003.

_____
NOTARY PUBLIC

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires July 21, 2007

My Commission Expires: 7/21/07

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Trace Creek Center of Pasquo as of record in Book 11190, page 38, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Trace Creek Commons, a Tennessee general partnership, by Quitclaim Deed from NENR Investments, L.L.C. of record in Instrument No. 20021226-0158980, Register's Office for Davidson County, Tennessee, and the same property conveyed to Trace Creek Commons, a Tennessee General Partnership, by Quitclaim Deed from Kroger Limited Partnership, an Ohio Limited Partnership, of record in Instrument No. 20030723-0102972, said Register's Office.