Davidson County DEEDWARR
Recvd: 03/29/04 09:17 4pgs
Fees:23.00 Taxes:1554.00
20040329-0034710

This Instrument Prepared By:
John T. Cook, Esq.
2927 Berry Hill Drive
Nashville, Tennessee 37204-3126

File No. 16857-4
Box 14-A
Map 071-03-0
Parcels 012.00 and 162.00

ADDRESS NEW OWNER AS FOLLOWS:
HMK Properties, LLC
c/o NaturChem West, Inc.
2518 Plum Street
Nashville, TN 37207-4014

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantees", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **BJS Holdings, LLC, a Tennessee limited liability company**, hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto **HMK Properties, LLC, a Georgia limited liability company**, hereinafter called the "Grantee", its successors and/or assigns, certain tracts or parcels of land in Davidson County, Tennessee, described as follows, to-wit:

Tract I:
LAND in Davidson County, Tennessee, being Lot No. 23 on the Plan of Jones and Harts Subdivision, of record in Plat Book 332, page 43, 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 J. Harold Shankle by Deed from Sam N. Young, Trustee, of record in Book 5460, Page 75; and further conveyed to J. Harold Shankle Company, Inc., a Tennessee corporation by quitclaim deed from J. Harold Shankle and wife, Bobbie Shankle, of record in Book 7177, page 560, and further conveyed to BJS Holdings, LLC by quitclaim deed from J. Harold Shankle Company, Inc., of record in Instrument No. 20011206-0134427, Register's Office for Davidson County, Tennessee.

Tract II:
Land in Davidson County, Tennessee, being Lot No. 1 on the Resubdivision of Lot No. 24 on the Plan of Jones and Harts Subdivision, of record in Plat Book 8250, page 155, 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 J. Harold Shankle Company, Inc., a corporation by deed from Hugh L. Montgomery and wife, Eloise Montgomery, of record in Book 8792, page 232; and by deed from George H. Montgomery, Jr., Vickie Lynn King, Hugh L. Montgomery, Paul G. Stargel Jr. and H. Wayne Beaty, of record in Book 8792, page 235; and further conveyed to BJS Holdings, LLC by quitclaim deed from J. Harold Shankle

Company, Inc., of record in Instrument No. 20011206-0134427, Register's Office for Davidson County, Tennessee.

THIS is improved property, known as: 2518 Plum Street, Nashville, Tennessee 37207-4014.

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, and its successors and assigns, forever; and, the Grantor further covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it; and the same is unencumbered, except as set forth on the attached **Exhibit "A"**. Grantor does further covenant and bind itself and its successors and assigns, to warrant and forever defend the title to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed by its duly authorized manager on this twenty-fifth day of March 2004.

BJS Holdings, LLC
a Tennessee limited liability company

By: Bobbie J. Shankle Chief Manager
Bobbie J. Shankle, Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Bobbie J. Shankle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon her oath, acknowledged herself to be the Chief Manager of BJS Holdings, LLC, the within named bargainor, a Tennessee limited liability company, and that she, as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by herself as such Chief Manager.

Witness my hand and official on this the twenty-fifth day of March 2004.

Notary Public

My Commission Expires: 4/10/05

JOHN T. COOK
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN
Comm. Expires 04/10/05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 420,000.00.

Affiant

Subscribed and sworn to before me this the twenty-fifth day of March 2004.

Notary Public

My Commission Expires: 4/10/05

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

EXHIBIT "A"

Permitted Encumbrances

1. Taxes for the year 2004 and subsequent years, not yet due and payable; said taxes have been pro-rated and assumed by the Grantee. Map 071-03-0, Parcels 012.00 and 162.00

2. Matters as shown on the Plan of record in Book 332, Page 43, Register's Office for Davidson County, Tennessee. (Tract I)

3. The Plan of record in Book 8250, Page 155, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. (Tract II)

4. Sanitary Sewers and/or Storm Drainage Easement of record in Book 5577, page 455, Register's Office for Davidson County, Tennessee. (Tract I)