FILE BOX 45

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for the transfer is $700,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF July, 2004.

Notary Public
My Commission Expires: 1/29/05

FROM:	TO:
JOSLIN SIGN & MAINTENANCE COMPANY	LANNIE L. BOSWELL

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
LANNIE L. BOSWELL 111 Transit Avenue Nashville, TN 37210	NEW OWNER	MAP # 106-6 PARCEL # 73

Davidson County DEEDWARR
Recvd: 07/23/04 14:03 2pgs
Fees:13.00 Taxes:2590.00
20040723-0088365

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, JOSLIN SIGN & MAINTENANCE COMPANY, hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto LANNIE L. BOSWELL and wife, DORIS L. BOSWELL, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land described as follows, to wit:

BEING Lot No. 1 on the Plan of Joslin Sign & Commercial Subdivision, of record in Instrument 200407090081884, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being a part of the same property conveyed to Joslin Sign & Maintenance Company, a Tennessee Corporation, by Special Warranty Deed from SRE Tennessee-2, LLC, a Tennessee limited liability company, of record in Instrument 20021120-0 144283, said Register's Office.

This conveyance is subject to: (1) 2004 taxes which have been prorated and paid by the Grantors; and (2) All matters appearing on the plan of record in Instrument 20040709-0081884, said Register's Office.

Seller to be responsible for payment of 2004 taxes when they become due and payable.

The street address of the Real Property is 111 Transit Avenue; Nashville, TN 37210,
____ Unimproved/ __x___ Improved real property.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTOR has caused this SPECIAL WARRANTY DEED to be executed on this 14th day of July. 2004.

GRANTOR: JOSLIN SIGN & MAINTENANCE COMPANY

By: Robert J. Joslin, Jr.

Title: President

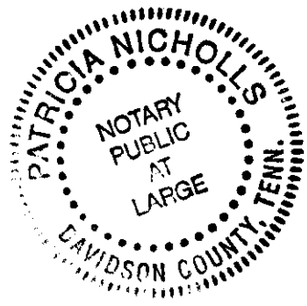
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Robert J. Joslin, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon hisoath acknowledged himself to be the President of Joslin Sign & Maintenance Company, the within named bargainer(s) and corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Robert J. Joslin, Jr. as such President.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of July, 2004.

My Commission Expires: 1/29/05

NOTARY PUBLIC



ocusbkwd