THIS INSTRUMENT PREPARED BY:
Laurence M. Papel, Esq.
Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
211 Commerce Street, Suite 1000
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 10/15/04 08:35 5pgs
Fees:27.00 Taxes:0.00
20041015-0124113

ADDRESS NEW OWNER
Hobson Park, LLC
1307 Wesley Place, N.W.
Atlanta, Georgia 30327

SEND TAX BILLS TO:
Same

MAP PARCEL
Map 183; Parcels 46
98 and 99

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ - 0 -.

Affiant

Subscribed and sworn to before me this the 14th day of October, 2004.

JENNIFER CHANDLER COLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: _____

My Commission Expires 11-24-07

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), cash in hand paid, **BF Enterprises, Inc.**, a Delaware corporation, hereinafter called "GRANTOR," does hereby quitclaim and convey unto **Hobson Park, LLC**, a Georgia limited liability company, hereinafter called "GRANTEE," all of its right, title and interest in and to certain real property in Davidson County, State of Tennessee, described as follows (the "Property"):

(SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN)

Being part of the property conveyed to BF Enterprises, Inc. by Quitclaim Deed from Boothe Financial Corporation, of record in Book 7452, page 897, Register's Office for Davison County, Tennessee.

This is unimproved property located near the intersection of Old Hickory Boulevard and Interstate 24 in Nashville, Tennessee. The Property is described according to a survey prepared by John M. Duffer, Tennessee RLS #1431 of Gresham Smith and Partners, 511 Union Street, Suite 1400, Nashville, Tennessee, 37219, dated August 25, 2004, revised October 8, 2004, bearing Project No. 23378.00 (the "Survey").

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property. Grantor is executing this Quitclaim Deed as an accommodation to Grantee to convey any interest Grantor may have in the Property as described by the Survey, and Grantor makes no representations or warranties, express or implied, with respect to the effect of this conveyance pursuant to all applicable subdivision ordinances or similar regulations.

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.

WITNESS its hand this, the 12th day of October, 2004.

GRANTOR:

BF Enterprises, Inc., a Delaware corporation

By: _____
Name: Brian P. Burns, Jr.
Title: President

STATE OF CALIFORNIA
COUNTY OF San Francisco

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Brian Burns, Jr., with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledge himself to be President of BF Enterprises, Inc., the within named bargainor, a Delaware 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 himself as President.

Witness my hand and seal, at office, in San Francisco, California, this the 12th day of October, 2004.

_____
Notary Public

My Commission Expires:
March 15, 2007

N LMP 480737 v1
2825222-000001 10/12/04

LINDA JEAN PAPCIAK
Commission # 1405615
Notary Public - California
San Francisco County
My Comm. Expires Mar 15, 2007

EXHIBIT "A"

Three tracts of land located in the Thirty-second Councilmanic District of Nashville, Davidson County, Tennessee near Interstate 24 and Old Hickory Boulevard, being more particularly described as follows:

Tract One

Beginning at the intersection of the westerly right-of-way of Old Hickory Boulevard and the northerly right-of-way of Hobson Drive;

Thence with said right-of-way of Hobson Drive northwesterly with a curve to the right 404.25 feet, said curve having a radius of 807.77 feet, a central angle of 28°40'26" and a chord of 400.05 feet at North 59°24'15" West;

Thence North 27°50'30" East, 337.17 feet to an iron road;

Thence North 75°53'00" East, 116.54 feet to the westerly right-of-way of Old Hickory Boulevard and Interstate 24;

Thence with said right-of-way as follows:

South 33°46'24" East, 111.77 feet;
South 10°54'42" East, 207.37 feet;
South 05°38'09" West, 195.92 feet to a concrete monument;
Southwesterly with a curve to the right 39.49 feet to the beginning, said curve having a radius of 11,359.16 feet, a central angle of 00°11'57" and a chord of 39.49 feet at South 12°05'07 ½" West;

Containing 125,966 square feet or 2.892 acres, more or less.

Tract Two

Beginning at the intersection of the westerly right-of-way of Old Hickory Boulevard and the southerly right-of-way of Hobson Drive;

Thence with said right-of-way of Old Hickory Boulevard as follows:

South 12°16'38" West, 29.84 feet;
South 04°57'32" West, 156.90 feet to an iron rod in the northerly boundary of the Re-Sub. Plan of Gilroy Church of Christ Property of record in Plat Book 5210, Page 80, R.O.C.C.;

Thence with said northerly boundary North 83°27'22" West, 252.05 feet to an iron rod at a northeasterly corner of Phase Four, Section Seven "A", October Woods subdivision of record as Instrument Number 20000907-0088379, R.O.D.C.;

Thence with said subdivision North 82°38'10" West, 313.79 feet;

Thence North 43°32'47" East, 401.94 feet to the southerly right-of-way of Hobson Drive;

Thence with said right-of-way southeasterly with a curve to the left 354.57 feet to the beginning, said curve having a radius of 741.66 feet, a central angle of 27°23'31" and a chord of 351.21 feet at South 60°08'57 ½" East;

Containing 116,656 square feet or 2.678 acres, more or less.

Tract Three

Beginning in the southerly right-of-way of Hobson Drive, northwesterly 354.57 feet from the westerly right-of-way of Old Hickory Boulevard;

Thence South 43°32'47" West, 401.94 feet to the northerly boundary of Phase Four, Section Seven B, October Woods of record as Instrument Number 20000907-0088378, R.O.D.C.;

Thence with said boundary as follows:

North 82°44'11" West, 399.49 feet to an iron rod;
North 81°55'18" West, 399.90 feet to an iron rod;

Thence North 08°06'51" East, 790.04 feet to an iron rod;

Thence South 76°17'56" East, 827.27 feet to the southerly right-of-way of Hobson Drive;

Thence with said right-of-way as follows:

Southeasterly with a curve to the left 356.30 feet, said curve having a radius of 326.63 feet, a central angle of 62°30'00" and a chord of 338.89 feet at South 13°49'02" East;
South 45°04'02" East, 84.90 feet;
Southeasterly with a curve to the left 17.94 feet to the beginning, said curve having a radius of 741.66 feet, a central angle of 01°23'10" and a chord of 17.94 feet at South 45°45'37" East;

Containing 665,457 square feet or 15.277 acres, more or less.