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THIS INSTRUMENT PREPARED BY:

Susan Morris
Storage USA
175 Toyota Plaza
Suite 700
Memphis, TN 38103

AFTER RECORDING, RETURN TO:

Stephen M. Lyons III, Esq.
Reed Smith LLP
2500 One Liberty Place
Philadelphia, PA 19103

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the 8 day of November, 2004, by and between **SUSA-TN, LLC, a Tennessee limited liability company**, party of the first part, and **JPG ANTIOCH PIKE L.P., a Delaware limited partnership**, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the party of the second part, the following described real estate, situated in the City of Nashville, County of Davidson, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference, together with all buildings, structures, fixtures and improvements located thereon.

The property is improved with an address of: 1202 Antioch Pike, Nashville, Tennessee 37211.

Being the same property conveyed to the party of the first part SUSA Partnership, L.P., a Tennessee limited partnership by Deed of record at Instrument Number Instrument No. 20000110000285 7 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforedescribed real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the party of the second part, its successors and assigns in fee simple forever.

The party of the first part does hereby covenant with the party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for those exceptions, reservations and other

matters of record and incorporated herein by reference; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons claiming by, through, or under it, but not further or otherwise.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed by and through its duly authorized officers as of the day and year first above written.

SUSA-TN, LLC,
a Tennessee limited liability company

BY: SUSA Partnership, L.P.,
a Tennessee limited partnership, its member

BY: Security Capital Self Storage, Incorporated,
a Delaware corporation, general partner

By: _____
John F. Mahoney
Senior Vice President
Risk and Asset Management

AND

BY: SUSA Holdings, L.P.,
a Tennessee limited partnership, its member

BY: SUSA Partnership, L.P., a Tennessee
limited partnership, its general partner

BY: Security Capital Self Storage, Incorporated, a Delaware corporation,
general partner

By: _____
John F. Mahoney
Senior Vice President

STATE OF TENNESSEE)
) ss
COUNTY OF SHELBY)

On this 8 day of November, 2004, before me, the undersigned Notary Public in and for the State and County aforesaid, personally appeared John F. Mahoney, Senior Vice President of Security Capital Self Storage Incorporated, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon his oaths, acknowledged that he as Vice President of Security Capital Self Storage Incorporated, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by himself as such members as their free act and deed.

WITNESS my hand and official seal.

Melinda Calabrese

Melinda Calabrese
Notary Public at Large
Shelby County, TN
My commission expires 11/21/2006

MELINDA CALABRESE
NOTARY PUBLIC AT LARGE
SHELBY CO., TENNESSEE

MY COMMISSION EXPIRES 11/21/2006

STATE OF TENNESSEE
COUNTY OF SHELBY

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,625,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 8 day of November, 2004.

Melinda Calabrese
Notary Public at Large
Shelby County, TN
My commission expires 11/21/2006

MELINDA CALABRESE NOTARY PUBLIC AT LARGE SHELBY CO., TENNESSEE

MY COMMISSION EXPIRES 11/21/2006

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

TAX PARCEL NO.:

134-00-0-114.00

NAME AND ADDRESS OF A PROPERTY OWNER:

JPG ANTIOCH PIKE LP
5850 POPLAR AVE., #410
MEMPHIS, TN 38119

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES

SAME AS ABOVE

Legal Description
(1202 Antioch Pike, Nashville, TN)

A parcel of land located on Antioch Pike in the 28th Councilmanic District of Nashville, Tennessee being further described according to a survey by Walter Davidson and Associates as follows:

Beginning at an iron rod in Eastern right of way of Antioch Pike said iron rod being the northwestern corner of the Property conveyed to D.H. Peppers as of record in Book 6371, page 487, Register's Office for Davidson County, Tennessee (Formerly School Site) thence with the said right of way North 46 deg. 29 min. 16 sec. West a distance of 537.14 feet to a concrete monument; thence, North 46 deg. 42 min. 41 sec. West a distance of 125.61 feet to an iron rod at the common corner with T.W. Frierson Construction Co. as of record in Book 7707, page 100, RODCT; thence, with the common line with Frierson North 39 deg. 20 min. 20 sec. East a distance of 335.78 feet, to an iron rod on the western right of way of CSX Railroad as shown on Right of Way and Tract Map No. 150 by Nashville, Chattanooga and St. Louis Railroad dated June 30, 1916; thence, with said railroad right of way, along the arc of a curve to the right, said curve having a radius of 2,815.00 feet, arc length of 283.59 feet central angle of 005 deg. 46 min. 19 sec., a chord bearing of South 59 deg. 42 min. 04 sec. East and a chord length of 283.47 feet; thence continuing with said railroad right of way South 50 deg. 53 min. 14 sec. East a distance of 463.09 feet to the common corner with Radclift Investment Corp. as of record in Book 8112, page 204 RODCT and Red Arrow Delivery Service Co. Inc. as of record in Book 8420, page 874 RODCT, thence with the common line with Radclift Investment Corp South 38 deg. 30 min. 59 sec. West a distance of 219.60 feet to an iron rod in the Eastern line of Peppers as described above; thence with the common line with Peppers North 45 deg. 57 min. 28 sec. West a distance of 88.96 feet; thence South 38 deg. 25 min. 00 sec. West a distance of 217.63 feet to the point of beginning. The above described parcel contains 279,432.75 feet or 6.415 acres more or less.

Being a part of the same property conveyed to SUSA-TN, LLC, a Tennessee limited liability company by Quitclaim Deed from SUSA Partnership, L.P., a Tennessee limited partnership of record in Instrument No. 200001100002857, Register's Office for Davidson County, Tennessee.