PICKUP

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
General Council on Finance and Administration of The United Methodist Church 1000 17th Avenue South Nashville, Tennessee 37212	Map and Parcel #093-13-0-253.00	Same
This instrument prepared by: R. Claybourne Petrey, Jr., Attorney, Ayers Asset Management, Inc., 200 Fourth Avenue North, Suite 100, Nashville, Tennessee 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, JAMES W. AYERS, unmarried (the "Grantor"), by these presents hereby conveys, assigns, transfers and sells to the GENERAL COUNCIL ON FINANCE AND ADMINISTRATION OF THE UNITED METHODIST CHURCH, an Illinois Nonprofit Corporation (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee (the "Property"), being more particularly described as follows:

See **Exhibit A** attached hereto and by this reference incorporated herein.

This is improved property known as One Music Circle North, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the Property with all improvements, appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except for current year's taxes, a lien not yet due and payable.

Grantor further covenants and binds himself to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this Deed as of the 6th day of January, 2005.

James W Ayers

JAMES W. AYERS, unmarried

STATE OF TENNESSEE)
COUNTY OF Williamson)

Davidson County DEEDWARR
Recvd: 01/06/05 15:23 3 pgs
Fees:18.00 Taxes:10600.50
20050106-0002525

The actual consideration for this transfer is $2,865,000.00.

James W. Ayers

Affiant

Subscribed and sworn to before me this 6th day of January, 2005.

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Notary Public

My Commission Expires: 11/19/2008

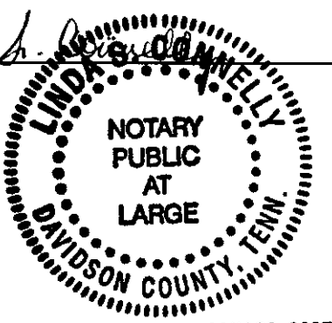
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JAMES W. AYERS, an unmarried individual, whom I am personally acquainted, the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 29th day of December, 2004.

Linda S. Connelly
Notary Public

My Commission Expires: 5/30/07



My Commission Expires MAY 30, 2007

EXHIBIT A

Property Description

Being a parcel of land in Nashville, First Civil District, Eighteenth Councilmanic District, Davidson County, Tennessee, located in the southwesterly quadrant of the intersection of Music Circle East and Music Circle North, being a part of Lot Nos. 24 and 25 as shown on the plan of Sigler' s Addition as of record in Plan Book 1, page 4, Chancery Court, Davidson County, Tennessee, and being more particularly described according to a survey by Barge, Waggoner, Sumner & Cannon dated April 1, 1994, as follows:

Beginning at a point in the southerly right-of-way line of Music Circle North, said point being westerly 135 feet more or less from the centerline of Music Circle East;

Thence, with said right-of-way line S 81° 59' 35" E, 100.00 feet to a point;

Thence, continuing with said right-of-way line with a curve to the right 15.94 feet to a point in the westerly right-of-way line of Music Circle East, said curve having a central angle of 91° 20' 00", a radius of 10.00 feet, a tangent of 10.24 feet, and a chord of S 36° 21' 00" E, 14.31 feet;

Thence, with said right-of-way line S 09° 19' 00" W, 188.27 feet to a point;

Thence, continuing with said right-of-way line with a curve to the right 10.29 feet to a point in the northerly right-of-way line of Alley No. 423; said curve having a central angle of 89° 40' 00", a radius of 6.65 feet, a tangent of 6.50 feet and a chord of S 53° 39' 00" W, 9.29 feet;

Thence, with said right-of-way line N 82° 01' 47" W, 100.00 feet to a point;

Thence, leaving said right-of-way line with the easterly line of property conveyed to Robert D. Fulcher III, Trustee, by deed of record in Book 6451, Page 137, R.O.D.C., N 08° 16' 18" E, 205.01 feet to the point of beginning.

Containing 22,181 square feet or 0.51 acre more or less.

Being the same property conveyed to James W. Ayers by Special Warranty Deed from RCM Interests, L.P., a limited partnership of record in Book 9344, page 179, Register's Office for Davidson County, Tennessee.