Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Bright Hour Trust P. O. Box 1569 Brentwood, TN 37024	Map 91-8, Parcel 228	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Key Investments, Inc., a Tennessee corporation, (the "Grantor") has bargained and sold, and by these presents transfers and conveys to Calvin Houghland, Trustee of Bright Hour Trust, created by Trust Agreement dated December 13, 2000, and being evidenced by Memorandum recorded as Instrument No. 200012140912314, Register's Office for Davidson County, Tennessee, (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described as follows (the "Property"):

Tract 1

Land in Davidson County, Tennessee being all of Lot 1 as shown on The Plan of Key Subdivision - Forty-Fourth Avenue North, of record in Book 6900, page 727, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being a portion of the property conveyed to Grantor by Installment Deed of record in Book 3640, page 292, Register's Office for Davidson County, Tennessee.

Tract 2

Land in Davidson County, Tennessee being more particularly described as follows:

Beginning at a point in the center of 3rd Street, now 44th avenue, north, said point is the intersection of said 3rd Street and Michigan Avenue extended; running thence along the center of said 3rd Street North 18 ½ ° West, 479.5 feet to a point in Dave Gordon's fence; thence southerly 88° east 61.2 feet, more or less, to the west right of way line of the N.C. & St. L. Railway, which right of way line is 100 feet distant from the center line of said Railway's West Nashville Branch main tract, as measured on a line at right angles thereto; thence southeastwardly with said right of way line, parallel with and at all points 100 feet distant from said center line, 540 feet, more or less, to an intersection with the center line of Michigan Avenue; thence along the center of Michigan Avenue, South 83 ½° West 227.6 feet, more or less to the center of 3rd Street or the point of beginning. The aforesaid tract is

Davidson County DEEDWARR
Recvd: 03/08/05 16:14 2 pgs
Fees:13.00 Taxes:814.00
20050308-0025855

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $220,000.00

C Houghland
Affiant

Subscribed and sworn to before me this 2nd day of January, 2001.

Loretta B. Lane
Notary Public
My Commission Expires: 3/23/2002

LORETTA B. LANE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

also shown as Tract 4 on that certain unrecorded survey for Key Investments prepared by Michael V. Holmes & Associates, Inc., dated September 3, 1985, last revised June 26, 1986 (Job No. 85-145).

Being the same property conveyed to Grantor by deed of record in Book 3254, page 355, Register's Office for Davidson County, Tennessee.

This is improved property located on 44th Avenue North, Nashville, Tennessee.

This conveyance is subject to any and all liens, encumbrances, easements and other matters of record in Davidson County Register of Deed's Office which apply to the herein described property, together with rights of any parties in possession of the described property or any portion thereof.

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

Grantor covenants with the Grantee that the Property is free from all encumbrances made or suffered by Grantor, except to the extent otherwise set forth herein.

Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the Property to the Grantee, Grantee's successors and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, except that no warranty is made as to the amount of acreage in the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 2nd day of January, 2001.

KEY INVESTMENTS, INC., a Tennessee corporation

By: James Sochocka

Title: VP Treasurer

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me Loretta B. Lane, Notary Public, James Sochocka, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Vice Pres.-Treasurer of Key Investments, Inc., a Tennessee corporation, and is authorized to execute this instrument on behalf of said corporation.

WITNESS my hand, at office, this 2nd day of January, 2001.

Loretta B. Lane
Notary Public
My Commission Expires: 3/23/2004

LORETTA B. LANE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.