Davidson County DEEDWARR
Recvd: 10/04/05 12:14 5 pgs
Fees:28.00 Taxes:44178.00
20051004-0119233

THIS INSTRUMENT PREPARED BY: **Marcy S. Hardee** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $11,940,000.00. Affiant Subscribed and sworn to before me, this 29th day of September, 2005. Notary Public My Commission Expires:

Address New Owner As Follows: Western Express, Inc. 7135 Centennial Place Nashville, TN 37209	Send Tax Bills To: New Owner	Map-Parcel Number: 079-00-0 045.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **WESTERN PROPERTIES,** a Tennessee general partnership, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **WESTERN EXPRESS, INC.,** a Tennessee corporation, hereinafter

called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING A PARCEL OF LAND IN THE FIRST CIVIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE. LOCATED ON THE WESTERLY MARGIN OF CENTENNIAL PLACE AND THE SOUTHERLY MARGIN OF HERMITAGE PLACE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 3" IRON PIPE IN THE WESTERLY MARGIN OF CENTENNIAL BOULEVARD, SAID PIPE BEING APPROXIMATELY 150 FEET SOUTH OF THE INTERSECTION OF CENTENNIAL BOULEVARD AND CENTENNIAL PLACE.

THENCE, LEAVING SAID MARGIN ALONG AND OR NEAR THE LINE OF JAMES W. COOPER OF RECORD IN DEED BOOK 9563, PAGE 842, R.O.D.C., SOUTH 71°28'58" WEST, 500.69 FEET TO AN IRON PIN;

THENCE, ALONG AND OR NEAR THE LINE OF BOTTLING GROUP, LLC, OF RECORD IN DEED BOOK 11398, PAGE 710, R.O.D.C., THE NEXT FOUR CALLS: NORTH 17°12'11" WEST, 551.40 FEET TO AN IRON PIN;

THENCE, SOUTH 75°52'02" WEST, 259.36 FEET TO AN IRON PIN SET;

THENCE, SOUTH 71°42'05" WEST, 724.21 FEET TO AN IRON PIN SET;

THENCE, SOUTH 13°22'38" WEST, 835.30 FEET TO AN IRON PIN SET;

THENCE, ALONG AND OR NEAR THE LINE OF STATE OF TENNESSEE TSU, OF RECORD IN DEED BOOK 448, PAGE 250, R.O.D.C., NORTH 76°37'07" WEST, 516.79 FEET TO A 1 "IRON PIPE;

THENCE, ALONG AND OR NEAR THE LINE OF METROPOLITAN NASHVILLE AIRPORT AUTHORITY OF RECORD IN DEED BOOK 4788, PAGE 209, R.O.D.C. THE NEXT TWO CALLS: NORTH 13°23'00" EAST, 1644.70 FEET TO AN IRON PIN;

THENCE, NORTH 46°27'00" WEST, 251.83 FEET TO AN IRON PIN IN THE SOUTHERLY MARGIN OF HERMITAGE PLAZA;

THENCE, WITH SAID MARGIN WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 470.00 FEET AND A CENTRAL ANGLE OF 24°33'31" AND BEING SUBTENDED BY A CHORD WHICH BEARS NORTH 60°45'14" EAST, 199.92 FEET, WITH A TANGENT LENGTH OF 102.30 FEET AND AN ARC LENGTH OF 201.46 FEET TO AN IRON PIN;

THENCE, NORTH 73°02'00" EAST, 630.94 FEET TO AN IRON PIN;

THENCE, WITH A CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 50.00 FEET AND A CENTRAL ANGLE OF 63°38'00" AND BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 75°09'00"E,52.72 FEET, WITH A TANGENT LENGTH OF 31.02 FEET AND AN ARC LENGTH OF 55.53 FEET TO A 3 "IRON PIPE IN THE WESTERLY MARGIN OF CENTENNIAL PLACE;

THENCE, WITH SAID MARGIN, SOUTH 43°20'00" EAST, 715.79 FEET TO AN IRON PIN;

THENCE, WITH A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1970.00 FEET AND A CENTRAL ANGLE OF 0°41'00", AND BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 42°59'30"E,23.49 FEET, WITH A TANGENT LENGTH OF 11.75 FEET AND AN ARC LENGTH OF 23.50 FEET TO AN IRON PIN;

THENCE, SOUTH 42°39'00" EAST, 379.54 FEET TO AN IRON PIN;

THENCE, WITH A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 2030.00 FEET AND A CENTRAL ANGLE OF 0° 52' 00" AND BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 42°13'00"E,30.71 FEET, WITH A TANGENT LENGTH OF 15.35 FEET AND AN ARC LENGTH OF 30.71 FEET TO AN IRON PIN;

THENCE, SOUTH 43°31'00" EAST, 576.50 FEET TO AN IRON PIN;

THENCE, WITH A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 50.00 FEET AND A CENTRAL ANGLE OF 25°00'00", AND BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 31°01'00"E,21.64 FEET, WITH A TANGENT LENGTH OF 11.08 FEET AND AN ARC LENGTH OF 21.82 FEET TO AN IRON PIN IN THE WESTERLY MARGIN OF CENTENNIAL BOULEVARD;

THENCE, WITH SAID MARGIN, SOUTH 19° 27' 38" EAST ,158.52 FEET TO THE POINT OF BEGINNING AND CONTAINING 2,128,320 SQUARE FEET OR 48.86 ACRES, MORE OR LESS, ACCORDING TO A SURVEY BY J. ALAN CUMMINGS, RLS NUMBER 2351, DATED SEPTEMBER 25, 2003.

Being a portion of the same property conveyed to Western Properties, a general partnership, by Special Warranty Deed from Tennessee Valley Authority also known as TVA, of record as Instrument No. 200008210082559, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Western Properties, a general partnership, by Quitclaim Deed from Bottling Co., LLC of record as Instrument Number 20030923-0140874, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2005 Metro taxes, a lien but not yet due and payable, which have been prorated and will by paid by Seller.

2. Railroad easements as set forth in the plan of Section Two (Second Revision) Crockrill Bend Industrial Subdivision of record in Book 4860, page 30, Register's Office for Davidson County, Tennessee.

3. Any rights of way for a gas pipeline and a railroad spur track as mentioned in Quitclaim Deed from the State of Tennessee to the United States of America, of record in Book 5264, page 643, Register's Office for Davidson County, Tennessee.

4. Grant Easement by and between the United States of America, acting by and through its legal agent the Tennessee Valley Authority, to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 6710, page 367, Register's Office for Davidson County, Tennessee.

5. Stormwater Detention Agreement of record as Instrument No. 20010816-0088876, said Register's Office.

6. Right of way easement of record in Book 4712, page 956, said Register's Office.

7. Terms and provisions of Agreement of record in Book 5285, page 960, said Register's Office.

This is improved property known as 7135 Centennial Place, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and it covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenant and bind itself, our successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 29th day of September, 2005.

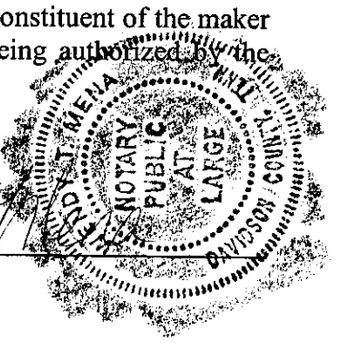
WESTERN PROPERTIES,
a Tennessee general partnership

By: _____
Wayne Wise, Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **WAYNE WISE**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **GENERAL PARTNER**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 29th day of September, 2005.



Notary Public

My Commission Expires: 3-31-07