NAME AND ADDRESS OF NEW OWNERS:
Vulcan Holdings, LLC
485 Allied Drive
Nashville, TN 37211

PREPARED BY:
Peter V. Hall, P.C., Attorney
1535 W. Northfield Blvd, Ste. 8
Murfreesboro, TN 37129

SEND TAX BILLS TO:
NEW OWNER

Davidson County DEEDWARR
Recvd: 05/03/06 12:21 3 pgs
Fees:18.00 Taxes:1554.00
20060503-0051202

WARRANTY DEED

(Map 133, Parcels 123 & 124)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **H. Rodes Hart**, has bargained and sold and does hereby transfer and convey unto **Vulcan Holdings, LLC, a Tennessee limited liability company**, its successors and assigns, forever, that certain property located and situated in **Davidson County, Tennessee**, and more particularly described as follows:

SEE ATTACHED EXHIBIT "A"

Improved property known as 3661 & 3664 Trousdale Drive, Nashville, TN 37211

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate and title thereunto belonging unto the said Grantee, its successors and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that the same is unencumbered except as noted herein and for the 2006 real property taxes which will be prorated at closing and assumed by the Grantee.

The undersigned further covenants and binds himself, his heirs and assigns, to forever warrant and defend the title to said real estate unto the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND AND SIGNATURE on this first day of May, 2006.

H. Rodes Hart by J. Michael Duncan, Attorney-in-fact

H. Rodes Hart
By J. Michael Duncan, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **J. Michael Duncan,** the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the foregoing instrument, for the purposes therein contained, in behalf of H. Rodes Hart by virtue of an instrument of record in Instrument No. X, Register's Office of Davidson County, Tennessee.

X 20060502-0051201

WITNESS MY HAND AND SEAL, this first day of May, 2006.

My Commission Expires:

JANICE L. TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

MY COMMISSION EXPIRES:
2-18-08

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, 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 if **$420,000.00,** which amount if equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO before me this first day of May, 2006.

My Commission Expires:

JANICE L. TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

MY COMMISSION EXPIRES:
2-18-08

Notary Public

Exhibit A

TRACT #1

Beginning at a point lying on the easterly margin of Trousdale Drive, said point further described as being the most southwesterly corner of the property conveyed to G.P. Rose Company, Inc., as of record in Book 2748, page 17, in the Register's Office of Davidson County, Tennessee, and the northwest corner of the herein described tract; thence leaving the easterly margin of Trousdale Drive and running with the said G.P. Rose Company, Inc., southerly line North 75 deg. 39' 03" East, a distnace of one hundred forty-five (145.0) feet to a point; thence leaving the said G.P. Rose's southerly line South 14 deg. 20' 57" East, a distance of forty-one and sixty-two hundredths (41.62) feet to a point lying in the northerly margin of the right of way of the old Nashville, Chattanooga and St. Louis Railroad, said point further described as being fifty (50.0) feet along a radial line whose bearing is North 33 deg. 11' 52" West from the center line of the existing track; thence with the northerly margin of the said right of way of the Nashville, Chattanooga and St. Louis Railroad around a curve having a radius of two thousand nine hundred fourteen and ninety-three hundredths(2,914.93) feet to the left a distance of one hundred eighty-six and ninety-three hundredths (186.93) feet to a point on the easterly margin of Trousdale Drive said point further described as being fifty (50.0) feet along a radial line whose bearing is North 36 deg. 52' 20" West from the centerline of the existing track; thence leaving the northerly margin of the right of way of the Nashville, Chattanooga and St. Louis Railroad and running with the easterly margin of Trousdale Drive around a curve having a radius of eight hundred forty-three and fifty-one hundredths (843.51) feet to the left a distance of thirty-three and seven hundredths (33.07) feet to a point; thence continuing with the easterly margin of Trousdale Drive North 0 deg. 49' 15" East, a distance of seventy-eight and sixty-four hundredths (78.64) feet to the point of beginning containing 11,245, more or less square feet.

Tract #2

Beginning at a point lying on the westerly margin of Trousdale Drive, said point further described as being the southeast corner of the Rosalie Joseph Saad property as of record in Book 4317, page 289, in the Register's Office, Davidson County, Tennessee and the northeast corner of the herein described tract; thence with the westerly margin of Trousdale Drive South 0 deg. 49' 15" West, a distance of one hundred ten and one tenth (110.1) feet to a point; thence continuing with the westerly margin of Trousdale Drive with a curve having a radius of seven hundred ninety-three and fifty-one hundredths (793.51) feet to the right a distance of seventy-five and four hundredths (75.04) feet to a point lying in the northerly margin of the right of way of the old Nashville, Chattanooga and St. Louis Railroad, said point further described as being fifty (50.0) feet along a radial line whose bearing is North 38 deg. 11' 53" West from the centerline of the existing track; thence leaving the westerly margin of Trousdale Drive and running with the said northerly margin of the said right of way of the Nashville, Chattanooga and St. Louis Railroad around a curve having a radius of two thousand nine hundred fourteen and ninety-three hundredths (2,914.93) feet to the left a distance of two hundred (200.0) feet to a point, said point further described as lying fifty (50.0) feet along a radial line whose bearing is North 42 deg. 07' 46" West from the centerline of the existing track; thence leaving the northerly margin of the Nashville, Chattanooga and St. Louis Railroad North 54 deg. 38' 41" West, a distance of one hundred four and fifty-three (104.53) feet to a point, said point further described as lying fifty (50.0) feet along a radial line whose bearing is South 69 deg. 16' 13" East from the centerline of the L&N Railroad's Track No. 167B; thence with a curve having a radius of two thousand one hundred and forty-one hundredths (2100.41) feet to the left a distance of two hundred sixty-seven and seventy-nine hundredths (267.79) feet to a point; said point further described as lying fifty (50.0) feet along a radial line whose bearing is South 76 deg. 34' 33" East from the centerline of the L&N Railroad's Track No. 167B; thence South 89 deg. 10' 45" East along the southerly line of the said Rosalie Joseph Saad property a distance of one hundred sixty-five and sixty-nine hundredths (165.69) feet to the point of beginning, containing 52,488, more or less, square feet.

BEING the same property conveyed to H. Rodes Hart, an individual by Warranty Deed of record in Book 5402, page 418, of the Register's Office of Davidson County, Tennessee.

SUBJECT to Sanitary Sewer Easement for Lot #2 in Book 5469, page 313; Deed of Conveyance for Sanitary Sewer in Book 5580, page 84; any and all matters of record and as shown in Plat Book 5190, page 317; all of the Register's Office of Davidson County, Tennessee.