26-1-389

Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 07/28/06 11:28 2 pgs
Fees:13.00 Taxes:1369.00
20060728-0091457

PREPARED BY:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this 24th day of July, 2006 by and between United Power Services, Inc., hereinafter referred to as GRANTOR, and Precision Testing Laboratories, LLC, hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee being Lot No. 3 on the Plan of Interstate Park South, Section Six, recorded in Plat Book 5200, page 662, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 113 feet on the West side of Hill Avenue and extends back 205.46 feet on the north line and 276.03 feet on the south line to a dead line measuring 125.88 feet thereon.

Being the same property conveyed to United Power Services, Inc., a Tennessee corporation by Warranty Deed from Five Star Investments, L.P., (formerly known as Tennessee Properties, Ltd.), dated April 30, 1996, of record in Book 10031, page 370, Register's Office for Davidson County, Tennessee.

This is [X]improved [ ]unimproved property known as: 313 Hill Avenue, Nashville, TN 37210

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

United Power Services, Inc.

By: _____
Brian R. Jenkins, President

CORPORATE
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Susan Harville, a Notary Public of said State and County aforesaid, personally appeared **Brian R. Jenkins** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be **President** of **United Power Services, Inc.**, the within named bargainor, a corporation, and that he/she as such **President**, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as **President**.

Witness my hand and seal, at office in Franklin, this the 24th day of July, 2006.

Notary Public
My Commission Expires: MY COMMISSION EXPIRES OCTOBER 21, 2007

SUSAN HARVILLE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Name and Address of Property Owner:
Precision Testing Laboratories, LLC
313 Hill Avenue, Nashville, TN 37210

Send Tax Statements to:
Precision Testing Laboratories
P.O. Box 100268
Nashville, TN 37224

Map & Parcel 106.11-O-27.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $370,000.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this 24th day of July, 2006.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES OCTOBER 21, 2007

SUSAN HARVILLE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

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