PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this 28th day of August, 2006, by and between IVA JEWEL WILLIAMS, A/K/A IVA JEWELL WILLIAMS, UNMARRIED, hereinafter called Grantor, and WAL-MART STORES EAST, LP, A DELAWARE LIMITED PARTNERSHIP, hereinafter called 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 considerations, the receipt of which are hereby acknowledged, IVA JEWEL WILLIAMS, A/K/A IVA JEWELL WILLIAMS, UNMARRIED, as Grantor, does hereby bargain, sell, transfer and convey unto WAL-MART STORES EAST, LP, A DELAWARE LIMITED PARTNERSHIP, hereinafter referred to as Grantee, its successors and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 122 LIBERTY LANE, MADISON, TN 37115.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantee, their successors, heirs and assigns forever. The Grantor covenants and agrees 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 in Exhibit "B".

Grantor further covenants and binds, herself and her successors, heirs and assigns, to warrant and forever defend the title to said Grantee, its successors and assigns, against the lawful claims of all person whomsoever.

WITNESS the hand and seal of the Grantor on the day and year first above written.

SELLER:

Iva Jewel Williams

IVA JEWEL WILLIAMS, A/K/A IVA JEWELL WILLIAMS
Signature of Seller

Davidson County DEEDWARR
Recvd: 09/05/06 15:17 3 pgs
Fees:18.00 Taxes:1295.00

20060905-0109519

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, IVA JEWEL WILLIAMS, A/K/A IVA JEWELL WILLIAMS, UNMARRIED, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at Madison, **TENNESSEE, this** 28TH **day of August, 2006.**

Notary Public

My Commission Expires: _____

Name and Address of Property Owner:

WAL-MART STORES EAST, LP

2001 S.E. 10TH STREET
BENTONVILLE, AR 72716

Property Address:

122 LIBERTY LANE, MADISON, TN 37115
Person Responsible for Taxes:

WAL-MART STORES, INC. (STORE 695-03)
PROPERTY TAX DEPARTMENT #8013
MAIL STOP NO. 0555
1301 S.E. 10TH STREET
BENTONVILLE, AR 72716-0555

Map & Parcel #: MAP 026-00-0, PARCEL 42

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 **350000** 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 28 day of **August, 2006.**

Notary Public

My Commission Expires: 01-24-2010

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115 05-7548B

EXHIBIT 'A'

Land located in the Tenth Councilmanic District of Davidson County, Tennessee, near the intersection of Liberty Lane and Gallatin Pike, being more particularly described as TRACT NO. THREE on the survey of Gresham Smith and Partners, John M. Duffer, TN RLS No. 1431, dated 11/11/04, as follows:

Land located in the Tenth Councilmanic District of Davidson County, Tennessee, near the intersection of Liberty Lane and Vietnam Veterans Boulevard, being more particularly described as follows: Beginning in the easterly right-of-way of Liberty Lane, at the southwest corner of Robert Perry Morris, et ux, Ginger Morris property, as of record in Instrument Number 20020110-0-003722, R.O.D.C., and the northwest corner of the herein described tract; Thence, North 74 deg. 01' 22" East, 379.98 feet to a 1/2" rebar with Cherry cap found in a westerly property line of Wal-mart Real Estate Business Trust, as of record in Instrument Number 20030625-0087519, R.O.D.C., being the southeast corner of the herein described tract; Thence, South 24 deg. 37' 09" East, 124.90 feet to a 1" pipe found; Thence South 74 deg.e 05' 12" West, 376.79 feet to a 1/2 " rebar found; Thence North 26 deg. 05' 28" West, 125.00 feet to the beginning, containing 46,627 square feet, or 1.070 acres, more or less.

Being the same property conveyed to Arthur Williams and wife, Ethel Williams, and Iva Jewel Williams, by Deed from S.H. Curtis and wife, Ella Curtis, of record in Book 2452, page 35, Register's Office for Davidson County, Tennessee. The said Arthur Williams having since died on 2/2/85 their one-half undivided interest vested in his surviving spouse, Ethel Williams. Ethel Williams died on Feb. 12, 1998, unmarried and testate, and by her Last Will and Testament filed for probate on March 1, 2005, in the Probate Court for Davidson County, Tennessee, Docket No. 05P-338, and filed to Will Instrument No. 5783-1819170, the deceased's interest in and to said property was devised unto her daughter, Iva Jewell Williams, a/k/a Iva Jewel Williams, the Grantor herein.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2006, not yet due and payable (MAP 026-00-0, PARCEL 42). 2005 real property taxes are PAID in the amount of 2014.95.

2. Sanitary Sewers and/or Storm Drainage Easement, of record in Book 7416, page 178, Register's Office for DAVIDSON County, Tennessee.