Davidson County DEEDQC
Recvd: 09/14/06 09:47 4 pgs
Fees:22.00 Taxes:0.00
20060914-0113880

QUITCLAIM DEED

Address New Owner as follows:	Send Tax Bills to:	Tax-Parcel No.
LOGISTICS WAY DCT/LWI LLC c/o Logistics Way Investors, LLC 706 Church Street, Suite 200 Nashville, Tennessee 37203	SAME	Map 175 Parcels 117 and 207

This instrument prepared by: WALLER LANSDEN DORTCH & DAVIS, LLP, 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

PENNY L. DENTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

Subscribed and sworn to before me, this the 13th day of September, 2006.

NOTARY PUBLIC

My Commission Expires: 11/14/09

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, WILLIAM H. HAWKINS, SUCCESSOR TRUSTEE, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary, by his presents, does hereby quitclaim and convey unto LOGISTICS WAY DCT/LWI LLC, a Delaware limited liability company ("Grantee"), its successors and assigns, all of his right, title and interest, in and to the following described land in Davidson County, Tennessee:

Tract I

Being a tract of land lying in Antioch, Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an existing concrete monument at the intersection of the centerline of the right-of-way of the CSX Transportation Railroad, 200 feet in width, and the easterly right-of-way line of Old Hickory Boulevard, width varies:

Thence leaving the centerline of the right-of-way of CSX Transportation Railroad with the easterly right-of-way line of Old Hickory Boulevard, North 39 deg 27 min 48 sec East, 223.94 feet to an existing iron rod;

Thence North 23 deg 57 min 12 sec East, 99.83 feet to an iron rod set;

Thence along a curve to the left, with an arc length of 162.56 feet, the radius of which is 1954.86 feet, the central angle of which is 04 deg 45 min 52 sec, the chord of which is North 34 deg 39 min 43 sec East, 162.51 feet to an iron rod set;

Thence North 38 deg 32 min 46 sec East, 235.93 feet to an iron rod set;

Thence North 58 deg 46 min 09 sec East, 28.95 feet to an iron rod set;

Thence North 23 deg 25 min 24 sec East, 25.00 feet to an iron rod set in the southerly right-of-way of Logistics Way (created by right-of-way dedication plat recorded at Instrument No. 200008100079247, RODC), 60 feet in width, plat pending, also being part of the same property conveyed to CNF Properties, Inc., as of record in Instrument No. 200002220017471, at the Register's Office for Davidson County, Tennessee;

Thence leaving the easterly right-of-way line of Old Hickory Boulevard with the southerly right-of-way line of Logistics Way, South 66 deg 34 min 36 sec East, 1103.09 feet to an iron rod set;

Thence along a curve to the left, with an arc length of 505.53 feet, the radius of which is 1938.09 feet, the central angle of which is 14 deg 56 min 42 sec, the chord of which is South 74 deg 02 min 57 sec East, 504.09 feet to an iron rod set;

Thence South 81 deg 31 min 18 sec East, 521.35 feet to an iron rod set;

Thence along a curve to the right, with an arc length of 36.93 feet, the radius of which is 30.00 feet, the central angle of which is 70 deg 31 min 44 sec, the chord of which is South 46 deg 15 min 26 sec East, 34.64 feet to an iron rod set;

Thence along a curve to the left with an arc length of 81.73 feet the radius of which is 60.00 feet, the central angle of which is 78 deg 02 min 44 sec, the chord of which is South 50 deg 00 min 56 sec East, 75.56 feet to an iron rod set at a corner common with Tract "A", (Said Tract 'A" being described by deed from CNF Properties, Inc. to Consolidated Freightways Corporation of Delaware of even date herewith.);

Thence leaving the southerly right-of-way line of Logistics Way with the westerly property line of Tract "A"

South 18 deg 30 min 34 sec East, 919.92 feet to an iron rod set in the westerly property line of the property of Consolidated Freightways Corporation of Delaware, as of record in Deed Book 7933, Page 333, at the Register's Office for Davidson County, Tennessee;

Thence with the westerly property line of Consolidated Freightways of Delaware, South 08 deg 50 min 29 sec West, 152.31 feet to an iron rod set in the centerline of said CSX transportation Railroad right-of-way; Thence with the centerline of the right-of-way of CSX Transportation Railroad, North 70 deg 48 min 23 sec West, 2001.26 feet to an iron rod set;

Thence North 69 deg 46 min 29 sec West, 280.76 feet to an iron rod set;

Thence along a curve to the right, with an arc length of 798.01 feet, the radius of which is 2864.82 feet, the central angle of which is 15 deg 57 min 36 sec, the chord of which is North 60 deg 29 min 02 sec West, 795.44 feet to an iron rod set;

Thence North 52 deg 30 min 14 sec West, 4.22 feet to the point of beginning, containing 2,272.421 square feet (52.168 acres more or less)

Being the same property conveyed to Charles W. Hawkins, III, Trustee, by Deed of record in Instrument Number 200008110079816, William H. Hawkins having been appointed Successor Trustee by Appointment of Successor Trustee of record in Instrument Number 20040930-0117706 in the Register's Office for Davidson County, Tennessee.

Tract II

LAND in Davidson County, Tennessee being a tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee being described as follows, to wit:

Commencing at a point in the centerline of the right-of-way owned by CSX Transportation, Inc. (the "CSX R-O-W"), said centerline also being the southern boundary of a parcel of land owned by Charles W. Hawkins, III, Trustee ("CWH") under deed recorded as Instrument No. 20000811-0079816, Register's Office for Davidson County, Tennessee, the exact location of said point being described as commencing at the northwestern corner of Lot 1, on the Final Plat of the Subdivision of the Heil Quaker Corporation Property, as of record in Book 6250, page 958, said Register's Office; thence northerly along a line bearing North 4° 15' East to the said centerline of the CSX R-O-W, said point being the TRUE POINT OF BEGINNING, thence, southerly along a line bearing South 4° 15' West to the said northwestern corner of Lot 1, on the Final Plat of the Subdivision of the Heil Quaker Corporation Property; thence continuing South 4° 15' West, along the western boundary of the said Lot 1, on the Final Plat of the Subdivision of the Heil Quaker Corporation Property to a point located at the northeastern terminus of Heil Quaker Boulevard as shown on the Plan of Section VII, Interchange City Industrial park as of record in Plat Book 4660, page 2, said Register's Office; thence westerly along the northern terminus of Heil Quaker Boulevard to a point located in the eastern boundary of Parcel 116 as shown on the said Plan of Section VII, Interchange City Industrial Park; thence along the eastern boundary of the said Parcel 116, North 4° 15' East a distance of 540.0 feet to the northeast corner of the said Parcel 116 as shown on the said Plan of Section VII, Interchange City Industrial Park; thence, continuing North 4° 15' East to the centerline of the CSX R-O-W, also being the southern boundary of CWH as aforesaid; thence easterly along the centerline of the CSX R-O-W and southern boundary of CWH to the TRUE POINT OF BEGINNING.

Being the same property conveyed to Charles W. Hawkins, III, Trustee, by Deed of record in Instrument Number 20001114-0112719, William H. Hawkins having been appointed Successor Trustee by Appointment of Successor Trustee of record in Instrument Number 20040930-0117706 in the Register's Office for Davidson County, Tennessee.

Tract II

A tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee, being more fully described as follows:

BEGINNING at an iron pin set on the West right-of-way of Heil Quaker Boulevard, a 60 foot road, at the northerly terminus of said Boulevard, as recorded in Section VII, Interchange City Industrial Park as recorded in Book 4660, Page 2, Register's Office for Davidson County, Tennessee, and proceeding as follows:

1) With the West right-of-way line of Heil Quaker Boulevard, North 5° 44' 47" East, 540.00 feet to an iron pin set on the South right-of-way line of the Louisville and Nashville Railroad, a 100 foot road; thence,

2) With said line South 73° 58' 19" East, 30.49 feet to an iron pin set; thence,

3) South 5° 44' 47" West, 534.56 feet to an iron pin set; thence,

4) North 84° 15' 13" West, 30.00 feet to the point of BEGINNING and containing 16,125 square feet or 0.37 of an acre, more or less.

Being the same property conveyed to Charles W. Hawkins, III, Trustee, by Deed of record in Instrument Number 20001114-0112718, William H. Hawkins having been appointed Successor Trustee by Appointment of Successor Trustee of record in Instrument Number 20040930-0117706 in the Register's Office for Davidson County, Tennessee.

This is unimproved property.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 13th day of September, 2006.

William H. Hawkins, Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William H. Hawkins, Successor Trustee, the 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 within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 13th day of September, 2006.

NOTARY PUBLIC

My Commission Expires: 11/14/09

PENNY L. DENTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

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