Prepared By:
WEISS & WEISS, ATTORNEYS AT LAW
761 Old Hickory Blvd., Ste. 301
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 11/17/06 14:58 2 pgs
Fees:13.00 Taxes:1702.00
20061117-0143307

MAP & PARCELS
93-12/8.00

STATE OF TENNESEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $460,000.00.

Affiant

Subscribed and sworn to before me this the 15th day of NOVEMBER, 2006.

My Commission Expires: My Commission Expires JAN. 24, 2009

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:
TCI REAL ESTATE, LLC
4080 McGinnis Ferry Road, Suite 1501
Alpharetta, GA 30005

SEND TAX BILLS TO:
"NEW OWNER"

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **CORENSWET FAMILY LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP**, hereinafter called the **"Grantors"**, has bargained and sold, and by these presents does transfer and convey unto **TCI REAL ESTATE, LLC**, hereinafter called the **"Grantee"**, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee being parts of Lots Nos. 4,5,&6 on the Map of Overton-Oxmoor Plan of record in Book 21, Page 96, Register's Office for Davidson County, Tennessee, described according to a survey made by Turner Engineering Co., Inc., Consulting Engineers, December 8, 1960, as Revised December 19, 1960, as follows:

BEGINNING at an iron pin in the northerly margin of a 50 foot proposed street, in the southern boundary line of the property conveyed to Mid-State Steel and Roofing, Inc., by deed from Mid-Tenn Company, Inc. of record in Book 2096, Page 593, said Register's Office, said point being also North 79°17' West 62.6 feet West of the centerline of Driftwood Street; thence with said Mid-State Steel and Roofing Company's southern boundary and the northern boundary line of said proposed street North 79°17' West 354.4 feet to an iron pin in the easterly right-of-way line of the property conveyed to State of Tennessee by deed from Mid-Tenn Company, Inc., of record in Book 3030, Page 185, said Register's Office; thence with said right-of-way South 6°50' East 198.8 feet, South 54°59' East 53.7 feet, South 5°21' East 67.7 feet to an iron pin 8 feet North of the centerline of a spur track; thence with a slight curve 8 feet from the centerline of said spur track in a northeasterly direction 380 feet to the beginning.

Together with an easement for a roadway 50 feet wide, running with the northerly part of the eastern boundary line of the above described tract of land, eastwardly over and across the remaining property owned by Mid-Tenn Company, Inc., to the westerly margin of Driftwood Street.

Included in the above description, but specifically excluded from this conveyance, is an easement for a right-of-way for a proposed 50 foot street along the northerly part of the above described premises, as shown by said survey of Turner Engineering Co, Inc., Revised.

BEING the same property conveyed to CORENSWET FAMILY LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP by Deed from RANETTE ISRAEL CORENSWET AND ROBERT E. CORENSWET, AS TRUSTEES OF THE RENETTE ISRAEL CORENSWET FAMILY TRUST of record in Book 10407, Page 829, Register's Office for Davidson County, Tennessee.

Grantor covenants and binds itself, its representatives, successors and assigns, to warrant specifically and forever defend the title to the said real estate to Grantee, his/hers/their heirs and/or assigns, against the lawful claims of all persons claiming through and/or under the Grantor.

IN WITNESS WHEREOF, the Grantors has caused its name to be affixed hereto, by its duly authorized officer, on this 16th day of NOVEMBER, 2006.

CORENSWET FAMILY LIMITED PARTNERSHIP
BY: CORENSWET INVESTMENT COMPANY, INC.
A TENNESSEE CORPORATION, GENERAL PARTNER

By: _____ sec/treas
ROBERT E. CORENSWET, SECRETARY/TREASURER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **ROBERT E. CORENSWET**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon his oath, acknowledge himself to be the SECRETARY-TREASURER of **CORENSWET INVESTMENT COMPANY, INC., A TENNESSEE CORPORATION, THE GENERAL PARTNER OF CORENSWET FAMILY LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP,** the within named bargainor, and that he as such Secretary/Tresurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the Corporation and Partnership by himself as such officer..

Witness my hand and official seal at Brentwood, Tennessee, this 16th day of November, 2006.

My Commission Expires: 3/31/07

_____
Notary Public