1st

Davidson County DEEDWARR
Recvd: 01/17/07 11:20 10 pg
Fees:52.00 Taxes:0.00
20070117-0006774

SPECIAL WARRANTY DEED

THIS INSTRUMENT PREPARED BY
BAKER DONELSON BEARMAN CALDWELL & BERKOWITZ
SUITE 1000, COMMERCE CENTER
211 COMMERCE STREET, NASHVILLE, TN 37201

GRANTORS: CAR INVESTMENTS, LLC (12.5% undivided interest)
CJR INVESTMENTS, LLC (12.5% undivided interest)
FORAY INVESTMENTS, LLC (9.625% undivided interest)
FORAY REPLACEMENT PROPERTY, LLC (15.375% undivided interest)
ROE PROPERTIES, LLC (12.5% undivided interest)
2120 PARTNERS, LLC (25% undivided interest)
WILLMA I SOLOMON VILLAGE LIMITED PARTNERSHIP (12.5% undivided interest)

GRANTEE: METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

Address New Owner As Follows:	Send Tax Bills To:	Map Parcel No.
MDHA	NEW OWNER	MAP 81-12
701 S. 6th Street		PARCEL 300.10CO
Nashville, TN 37206		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by **METROPOLITAN DEVELOPMENT HOUSING AUTHORITY, GRANTEE**, and other good and valuable consideration, the receipt of which is hereby acknowledged, each of the **GRANTORS**, hereby bargains, sells and conveys to GRANTEE, its successors and assigns such Grantor's respective fractional interest in the following described parcel of real estate located in Davidson County, Tennessee, more fully described in **Exhibit A**, attached hereto and made a part hereof by this reference.

STATE OF TENNESSEE
COUNTY OF Davidson

~~This transaction~~ is exempt from taxation pursuant to T.C.A. 67-4-409(f)

_____, Affiant

Sworn to and subscribed before me this 12th day of January, 2007

_____ Notary Public. My Commission Expires: 7-21-07

Notary Public at Large
Davidson County, Tennessee

N WBD 599580 v4
0-0 12/21/2006

This conveyance is expressly made subject to those matter set out in Exhibit B.

The Property is improved property located at:8th Avenue North, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns forever.

Each Grantor herein does individually and severally covenant with the Grantee that such Grantor is lawfully seized and possessed of its respective fractional interest in the Property in fee simple, the each such Grantor has a good right to convey its respective interest in the Property, and such Grantor's respective interest in the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject, each Grantor does further individually and severally covenant and bind itself, and its successors and assigns to warrant and forever defend the title to the fractional interest in the Property herein conveyed by such Grantor, to the Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under such Grantor, but not otherwise.

Witness our hands effective as of the 12th day of JANUARY, 2007.

Signature Pages Follow

CAR INVESTMENTS, LLC

By: _____
Charles A. Ritzen, Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Monica W. Petty, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Charles A. Ritzen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the Chief Manager of CAR Investments, LLC, , the within-named bargainor, a Tennessee Limited Liability Company, and that he, as such General Partner, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as such General Partner.

WITNESS my hand and seal at office on this the 6th day of November, 2006.

Monica W. Petty
NOTARY PUBLIC

My Commission Expires:
5-24-2008

MONICA W. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 24, 2008

N WBD 599580 v1
0-0 11/2/2006

CJR INVESTMENTS, LLC

By: _____
Charles J. Ritzen, Chief Manager

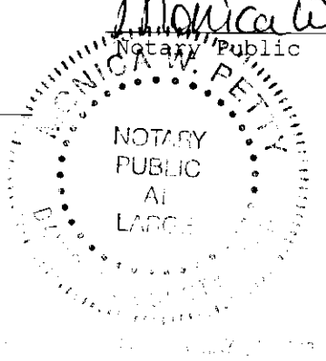
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Monica W. Petty, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Charles J. Ritzen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of CJR Investment, LLC, the within-named bargainor, a Tennessee Limited Liability Company, and that he, as such General Partner, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as such General Partner.

WITNESS my hand and seal at office on this the 6th day of November,2006.

Monica W. Petty
Notary Public

My Commission Expires:
5-24-2008



N WBD 599580 v1
0-0 11/2/2006

FORAY REPLACEMENT PROPERTY, LLC

By: Foray Investments, LLC sole member

By: Eloise Alexander, manager
Eloise Alexander, Manager

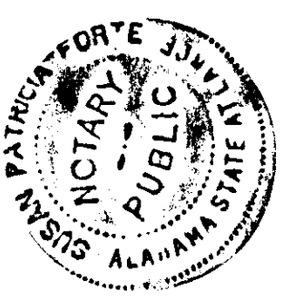
State of Alabama
County of Baldwin

Before me, the undersigned, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Eloise Alexander with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be a Manager of Foray Investments, LLC, the sole member of Foray Replacement Property, LLC, the within-named bargainor, an Alabama limited liability company, and that she, as such Manager of such sole member, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by herself as such Manager of such sole member.

Witness my hand and seal at office on this the 14th day of November, 2006.

Susan Patricia Forte
Notary Public

My Commission Expires: My June 28, 2010



N WBD 599580 v3
0-0 11/13/2006

FORAY INVESTMENTS, LLC

By: Eloise Alexander, member
Eloise Alexander, Member

STATE OF ALABAMA
COUNTY OF MADISON

Before me, the undersigned, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Eloise Alexander, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be a Member of Foray Investments, LLC, the within-named bargainor, a Delaware Limited Liability Company, and that she, as such Member, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by herself as such Member.

WITNESS my hand and seal at office on this the 10th day of November, 2006.

Notary Public

My Commission Expires:
2010



N WBD 599580 v1
0-0 11/2/2006

Roe Properties, LLC

By: _____
John H. Roe, Jr., President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Kim C. Engelman, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared John H. Roe, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Roe Properties, LLC, the within-named bargainor, a Tennessee Limited Liability Company, and that he, as such President, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as such President.

WITNESS my hand and seal at office on this the 7th day of November, 2006.

_____
Notary Public

My Commission Expires:
3/22/08

KIM C. ENGELMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Kim C. Engelman
My Commission Expires
March 22, 2008
STATE OF TENNESSEE

{
N WBD 599580 v1
0-0 11/6/2006

2120 Partners, LLC

By: A White
Aaron White, Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Monica W. Petty a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Aaron White, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of 2120 Partners, LLC, the within-named bargainor, a Tennessee Limited Liability Company, and that he, as such Chief Manager, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as such Chief Manager.

WITNESS my hand and seal at office on this the 16th day of November, 2006.

Monica W. Petty
Notary Public

My Commission Expires:
5-24-2008

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 24, 2008

N WBD 599580 v3
0-0 11/13/2006

Willma I Solomon Village Limited Partnership

By: Joel Solomon
Joel Solomon, General Partner

PROVINCE ~~STATE~~ OF British Columbia, Canada
~~COUNTY~~ OF Vancouver
CITY

Before me, Paul Richardson, a Notary Public in and for said ~~State~~ PROVINCE and ~~County~~ aforesaid, duly commissioned and qualified, personally appeared Joel Solomon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the General Partner of Willma I Solomon Village Limited Partnership, the within-named bargainor, a Tennessee limited partnership, and that he, as such General Partner, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited partnership by himself as such General Partner.

WITNESS my hand and seal at office on this the 14th day of November, 2006.

Notary Public

PAUL RICHARDSON NOTARY PUBLIC BRITISH COLUMBIA

My Commission Expires:
N/A

EXHIBIT A

Lot Number Two as shown on the Final Plat of Werthan Lofts prepared by Dale and Associates and recorded as Instrument Number 20070103-0001325 in the Register's Office for Davidson County, Tennessee, being a portion of the same property conveyed to grantor by deed of record as Instrument Number 20051021-0127560 in the Register's Office for Davidson County, Tennessee