(1)

This instrument prepared by:
Joseph B. Pitt, Jr.
Chicago Title Insurance Co,
725 Cool Springs Blvd., Suite 160
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 08/17/07 14:56 4 pgs
Fees:23.00 Taxes:3515.00
20070817-0098740

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO: SAME	MAP PARCEL NUMBERS
MAT Real Estate, LLC	(NAME)	3DX 000343 Map 97-13 parcel 29
(STREET ADDRESS OR ROUTE NUMBER) 10101 LINN STATION Road	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Louisville, KY 40223	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Eller & Olsen Stone Company, Inc., have this day bargained and sold, and do hereby transfer and convey unto the said MAT Real Estate, LLC, a Kentucky limited liability company, the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, described in Exhibit "A", which is attached hereto and incorporated herein by reference (the "Property").

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value whichever is greater, for this transfer is $950,000.00.

Donna Bailey - Vice President
Affiant

Subscribed and sworn to before me this the 16th day of August, 2007.

My commission expires: 1-19-2010

BELINDA A. SHERWIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES: JANT 19, 2010

This is improved (X) property, known as: 714 Stewart's Ferry Pike, Nashville, Tennessee

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit "B", which is attached hereto and incorporated herein by this reference.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 16TH day of AUGUST, 2007, the corporate party, if any, **having caused its name to be signed hereto by its duly authorized officers on said day and date.**

Eller & Olsen Stone Company, Inc.

BY: _____

ITS: President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, BELINDA A. SHERWIN, a Notary Public of the State and County aforesaid, personally appeared J.C. SIEGRIST, JR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged Him self to be President of the Ellen Folsen Stone Company Inc. the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as President.

Witness my hand and official seal, at office in Franklin TN. this 16TH day of August, 2007.

Notary Public

My Commission Expires:

BELINDA A. SHERWIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

MY COMMISSION EXPIRES
JAN. 19, 2010

Exhibit 'A"

Land in Davidson County, Tennessee, being Lot No. 1 as shown on the Plan of Section Four, Larchwood Commercial Subdivision, of record in Plat Book 6200, page 78, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Eller & Olsen Stone Company, Inc., by deed dated January 31, 1992 from M. A. Borchert, of record in Book 8541, page 377, Register's Office for Davidson County, Tennessee.

Exhibit "B"

1. Taxes for the year 2007, a lien, not yet due and payable.

2. Subject to all matters shown on the Plan of P.U.D. Boundary Plat for Larchwood Commercial Subdivision of record in Plat Book 6900, page 875, Register's Office of Davidson County, Tennessee.

3. Subject to all matters shown on the Plan of Section Four Larchwood Commercial Subdivision of record in Plat Book 6200, page 78, Register's Office of Davidson County, Tennessee.

4. Covenants, Conditions and Restrictions of record in Book 6334, page 87, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.