Davidson County DEEDWARR
Recvd: 09/14/07 10:37 4 pgs
Fees:22.00 Taxes:0.00

20070914-0110272

Prepared by, and
after recording please return to:
Sullivan & Cromwell LLP
125 Broad Street
New York, NY 10004
Attn: Anthony J. Colletta, Esq.

Return to:
Zonia N. Veal
First National Financial Title Service, Inc.
3237 Satellite Blvd., Suite 450, Bldg 300
Duluth, GA 30096 H3844-D

The actual consideration for this conveyance, for TN recording tax purposes is $0.00 - see Deed recorded herewith.

Jeff Yearwood
Jeff Yearwood (Affiant)
First Nat'l Fin. Title

Zonia N. Veal
NOTARY PUBLIC
DeKalb County, Georgia

ZONIA N. VEAL NOTARY PUBLIC DEKALB COUNTY, GEORGIA MY COMMISSION EXPIRES OCT 29, 2007

SPECIAL WARRANTY DEED

PINEAPPLE PARTNERS OF NASHVILLE FF, LLC, a Mississippi limited liability company ("Grantor"), for and in consideration of the sum of $10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has GRANTED, BARGAINED, SOLD, and CONVEYED and by these presents does GRANT, BARGAIN, SELL, and CONVEY unto **W2007 BRV REALTY, LP**, a Delaware limited partnership ("Grantee") the tract or parcel of land in Davidson County, Tennessee, described in Exhibit A, together with all rights, titles, and interests appurtenant thereto including, without limitation, Grantor's interest, if any, in any and all adjacent streets, alleys, rights of way and any adjacent strips and gores (such land and interests are hereinafter collectively referred to as the "Property").

This Special Warranty Deed and the conveyance hereinabove set forth is executed by Grantor and accepted by Grantee subject to all items set forth in Exhibit B attached hereto and incorporated herein by this reference, to the extent the same are validly existing and applicable to the Property (hereinafter referred to collectively as the "Permitted Exceptions").

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereunto in anywise belonging, unto Grantee, its successors and assigns forever, and Grantor does hereby bind itself, its successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the title to the Property unto the said Grantee, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through, or under Grantor but not otherwise, subject to the Permitted Exceptions.

Grantee's address is: c/o Goldman Sachs & Co., 85 Broad Street, New York, NY 10004, Attention: Roy Lapidus.

IN WITNESS WHEREOF, Grantor has set its hand and seal as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

Witness

Witness

GRANTOR:

Pineapple Partners of Nashville FF, LLC,
a Mississippi limited liability company

By: Smita Management/Nashville FF, Inc.,
a Mississippi corporation,
its managing member

By: _____
Patrick J. Barber, Vice President

[CORPORATE SEAL]

STATE OF TEXAS §

COUNTY OF DALLAS §

This instrument was acknowledged before me on August 9th, 2007, by Patrick J. Barber, Vice President of Smita Management/Nashville FF, Inc., managing member of Pineapple Partners of Nashville FF, LLC, a Mississippi limited liability company, on behalf of said company.

Notary Public, State of TEXAS

[Notary Seal]

CAROL PIERCE
MY COMMISSION EXPIRES
January 19, 2009

Grantor Address: Pineapple Partners
of Nashville FF LLC
C/O Encore Enterprises
5005 LBJ Freeway
Suite 1200
Dallas, TX 75244

Grantee Address:
W2007 BRV Realty LP
100 Crescent Court
Suite 1000
Dallas, TX 75201
Mr. Todd Giannoble

LEGAL DESCRIPTION
EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 3 of the final Plat of Metropolitan Airport Center, Section 5, Phase 6 of record in Book 9700, Page 806, said Register's Office.

Being the same property conveyed to Pineapple Partners of Nashville FF, LLC, a Mississippi Limited Liability Company in Instrument 20011221-0141330, Register's Office for Davidson County, Tennessee.

Also described as Surveyed:

Being a parcel of land in the First Civil District of Nashville, Davidson County, Tennessee, being Lot No. 3 as shown on the plan of Metro Airport Center, Section 5, Phase 6 of record in Plat Book 9700, Page 806, R.O.D.C., located in the northwest quadrant of the intersection of Royal Parkway and Airport Center Drive and being more particularly described as follows:

Beginning at a concrete monument at the north end of the return of the intersection of Royal Parkway and Airport Center Drive;

Thence, with a curve concave to the west having a central angles of 90° 03' 05", a radius of 25.00 feet and a chord of S 55° 45' 22" W, 35.37 feet for an arc length of 39.29 feet to an iron set in the northerly margin of Royal Parkway;

Thence, with said northerly margin, N 79° 13' 48" W, 224.96 feet to an iron pin set;

Thence, leaving said margin with the east line of Lot 2 of aforementioned plat in the name of Vision Nashville, LLC of record in Deed Book 11265, Page 163, R.O.D.C., N 10° 41' 23" E. 370.92 feet to an iron pin set;

Thence, with Lot 1 of the aforementioned plat in the name of Duke Realty Limited Partnership of record in Deed Book 11265, Page 153, R.O.D.C., N 79° 53' 10" E, 40.07 feet to an iron pin set.

Thence, S 53° 04' 01" E, 268.21 feet to an iron pin set in the westerly margin of Airport Center Drive;

Thence, with said margin and curve concave to the south having a central angle of 23° 12' 01", a radius of 340.00 feet and a chord of S 22° 30' 51" W, 136.73 feet for an arc length of 137.67 feet to a concrete monument;

Thence, S 10° 41' 23" W, 108.05 feet to the point of beginning,

Containing 86,228 square feet or 1.98 acres, more or less.

Map + Parcel
108-00-0-217.00

Grantee Address:

W2007 BRV Realty, LP
100 Crescent Court, Suite 1000
Dallas, Texas 75201

Send Tax Bill To:

W2007 BRV Realty, LP
100 Crescent Court, Suite 1000
Dallas, Texas 75201