Davidson County DEEDWARR
Recvd: 10/01/07 15:54 3 pgs
Fees:18.00 Taxes:3404.00
20071001-0116787

FROM: JohnsonDiversey, Inc., a Delaware corporation
TO: G&C Investments, LLC, a Tennessee limited liability company

Address New Owner as follows:	Send Tax Bills to:	Tax-Parcel No.
G&C Investments, LLC 1240 Monarch Way Brentwood, Tennessee 37027	(same)	Map 106-11 Parcels 15 & 17

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 or value, whichever is greater, for this transfer is $920,000.00.

Affiant

Subscribed and sworn to before me, this the 1 day of October, 2007.

Notary Public

My Comm. Expires: 3/7/2011

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, JohnsonDiversey, Inc., a Delaware corporation, hereinafter called "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto G&C Investments, LLC, a Tennessee limited liability company, hereinafter called "GRANTEE", its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT I:
A tract of land located in the 6th Civil District of Davidson County, Tennessee and more particularly described as follows, being all of Lot 15 as shown on the Plan of the Resubdivision of Reserved Parcel "D" on the Recording of Interstate Park South, of record in Book 4460, Page 106, Register's Office for said County, described as follows:

Beginning at a concrete monument in the northerly right-of-way of Hill Avenue, said monument being in the southwest corner of the herein described tract and being the southeast corner of Lot 16, Interstate Park South as recorded in Book 4460, Page 101, Register's Office for Davidson County, Tennessee, and proceeding as follows: North 43 degrees 19 minutes East a distance of 200.43 feet to an iron pin in concrete; thence South 40 degrees 12 minutes

East a distance of 95.61 feet to an iron pin; thence South 43 degrees 19 minutes West a distance of 190.27 feet to an iron pin in the northerly right-of-way of Hill Avenue; thence in the northwesterly direction along said right-of-way and along a curve to the left having a radius of 1080.07 feet a distance of 37 feet to a concrete monument; thence continuing along said right-of-way North 46 degrees 41 minutes West a distance of 58 feet to the point of beginning and containing 0.425 of an acre, more or less, as per survey by Turner Engineering Company, dated September 1, 1972.

TRACT II:
A tract of land located in the 6th Civil District of Davidson County, Tennessee. Being Lot 14 as shown on the Plan of the Resubdivision of Reserved Parcel "D" on the Recording of Interstate Park South, of record in Book 4460, Page 106, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey made by Turner Engineering Company, September 1, 1972, as follows:

Beginning at an iron pin the northerly right-of-way of Hill Avenue, said pin being the southwest corner of the herein described tract and being the southeast corner of Lot 15, Interstate Park South; said iron pin being in a southeasterly direction along the northerly right-of-way of Hill Avenue a distance of 95 feet from a concrete monument in the southeast corner of Lot 16, Interstate Park South as recorded in Book 4460, Page 101, said Register's Office, and proceeding as follows: North 43 degrees 19 minutes East a distance of 190.27 feet to an iron pin; thence South 40 degrees 12 minutes East a distance of 18.66 feet to a concrete monument; thence South 38 degrees 52 minutes East a distance of 43.25 feet to a concrete monument; thence South 24 degrees 39 minutes East a distance of 95.41 feet to a concrete monument; said monument being in the northwest corner of Lot 13, Interstate Park South as recorded in Book 4460, Page 69; thence along the westerly lines of Lot 13 and the easterly lines of the herein described tract; South 65 degrees 21 minutes West a distance of 93.9 feet to a concrete monument; thence South 43 degrees 19 minutes West a distance of 68.82 feet to a concrete monument in the northerly right-of-way of Hill Avenue; thence with a curve to the right having a radius of 120 feet a distance of 12.18 feet to a concrete monument; thence with a curve to the left having a radius of 1080.07 feet, a distance of 102.81 feet to the point of beginning, containing 0.524 of an acre, more or less.

TRACTS I and II being the same property conveyed to JohnsonDiversey, Inc., a Delaware corporation, by deed from Conopco, Inc., a New York corporation, of record as Instrument No. 20020509-0057240, said Register's Office.

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth below.

1. 2007 Metropolitan Government Taxes, which have been prorated.

2. All matters shown on the plan of record in Book 4460, page 106, said Register's Office.

3. Lack of direct access to I-24, a controlled access highway, according to deeds of record in Book 3072, page 511 and Book 3435, page 143, said Register's Office.

4. All matters shown on the survey prepared by Cherry Land Surveying, dated August 30, 2007, and revised September 11, 2007, including, but not limited to, the fence encroachment onto Interstate 24 and along the northwesterly lot line.

This is improved property known as 328 and 330 Hill Avenue, Nashville, Tennessee 37210.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and GRANTOR further covenants and binds itself, its successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEE, its successors and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. Wherever 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 its hand this 1 day of October, 2007.

JOHNSONDIVERSEY, INC., a Delaware Corporation

BY: _____

NAME: Thomas M Gartland

TITLE: President-North America

STATE OF WISCONSIN)
COUNTY OF Racine)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Thomas Gartland, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged him to be President-North America of JohnsonDiversey, Inc., the within named bargainor, a Delaware corporation, and that he as such President-North America being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him as President-North America

Witness my hand and seal, at office in Racine, Wisconsin, this the 1 day of October, 2007.

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NOTARY PUBLIC

My Commission Expires: 5/11/08

JEAN E. LETSCH NOTARY PUBLIC STATE OF WISCONSIN

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