PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this 24 day of January, 2008, by and between CHARLES J. RESHA, III, A MARRIED MAN, and RADLEY HENDRIXSON, A MARRIED MAN, EACH HAVING A 1/2 UNDIVIDED INTEREST, hereinafter called Grantors, and WACHOVIA BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, hereinafter called Grantee.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, CHARLES J. RESHA, III, A MARRIED MAN, and RADLEY HENDRIXSON, A MARRIED MAN, EACH HAVING A 1/2 UNDIVIDED INTEREST, as Grantors, do hereby bargain, sell, transfer and convey unto WACHOVIA BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, hereinafter referred to as Grantee, its successors and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantors in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is unimproved property known as 1.52 +/- ACRES, ELM HILL PIKE, NASHVILLE, TN.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantee, it's successors and assigns forever. The Grantors covenant and agree with the said Grantee that Grantors are lawfully seized and possessed of the said real estate and that Grantors have a good and lawful right to sell the same. The Grantors further covenant that the same is unencumbered except as otherwise set forth in Exhibit "B".

Grantors further covenant and bind themselves and their successors, heirs and assigns, to warrant and forever defend the title to said Grantee, their successors, heirs and assigns, against the lawful claims of all persons whomsoever.

Judy Resha, wife of CHARLES J. RESHA, III, the Grantor herein, and Janet Hendrixson, wife of RADLEY HENDRIXSON, the Grantor herein, join in the herein conveyance for the sole purpose of conveying any right, title and interest they may have in and to the property described herein, marital or otherwise.

WITNESS the hands and seals of the Grantors on this the day and year first above written.

SELLER:

CHARLES J. RESHA, III
Signature of Seller

Judy Resha
Signature of Seller Spouse

RADLEY HENDRIXSON
Signature of Seller

Janet Hendrixson
Signature of Seller Spouse

Davidson County DEEDWARR
Recvd: 02/01/08 10:14 4 pgs
Fees:23.00 Taxes:2220.00

20080201-0010422

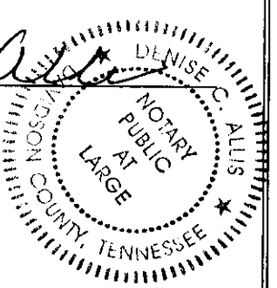
INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **CHARLES J. RESHA, III, joined by his wife, Judy Resha, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.**

Witness my hand and official seal at office in Davidson **County, this 24th** day of **January, 2008.**

Denise C. Allis
Notary Public

My Commission Expires: 5/24/2008



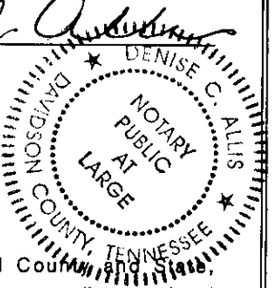
INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **RADLEY HENDRIXSON, joined by his wife,** Janet **Hendrixson, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.**

Witness my hand and official seal at office in Davidson **County, this 24th** day of **January, 2008.**

Denise C. Allis
Notary Public

My Commission Expires: 5/24/2008



INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, _____, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Davidson County, Tennessee, this **24th** day of **January, 2008.**

_____
Notary Public

My Commission Expires:_____

Name and Address of Property Owner:

WACHOVIA BANK, NATIONAL ASSOCIATION
(PID # 613876) ATTN: INVOICE PROCESSING
P.O. BOX 368179
Charlotte, N.C. 28236

Property Address:

1.52 +/- ACRES, ELM HILL PIKE, NASHVILLE, TN

Person Responsible for Taxes:

Same

Map & Parcel #: MAP 96-13, PARCEL 177

AFFIDAVIT OF VALUE

STATE OF TENNESSEE :
COUNTY OF Davidson :

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$600000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Denise C. Allin
Affiant

Sworn to and subscribed before me, a Notary Public, this 24 day of **January, 2008.**

Kristie S. Taylor
Notary Public

My Commission Expires: 09-24-2010

KRISTIE S. TAYLOR Notary Public at Large DAVIDSON CO., TENNESSEE

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115 07-8014

EXHIBIT 'A'

Tract I:

A tract of land in the 3rd Civil District of Davidson County, Tennessee, known as Lot 1 Parrish Commercial Park Section 9 as of record in Book 4715, Page 163, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 of Section 9 begins at a concrete monument on the northeasterly margin of the proposed New Elm Hill Pike at a point which is 873.25 feet to the northwest of the westerly margin of Donelson Pike; thence with a curve to the right with a radius of 914.95 ft. and with the northeasterly margin of said proposed New Elm Hill Pike a distance of 74.76 ft. to a concrete monument; thence continuing with said margin North 33 deg. 37' West 187.92 ft. to a concrete monument on said margin; thence continuing with said margin and a curve to the left with a radius of 994.93 ft., a distance of 141.97 ft. to a concrete monument at the beginning of a curve with a radius of 25 ft.; thence with said curve a distance of 39.27 ft. to a concrete monument; thence continuing North 46 deg. 46' East 11.37 ft. to a concrete monument; thence with a curve to the right with a radius of 147.20 ft., a distance of 144.69 ft. to a concrete monument; thence South 76 deg. 55' the southerly margin of Old Elm Hill Pike; thence with said southerly margin of Old Elm Hill Pike South 79 deg. 33' East 50 ft. to a concrete monument on said margin; thence leaving said margin South 10 deg. 27' West 80 ft. to a concrete monument; thence South 13 deg. 58' 28" East 110.97 ft. to a concrete monument; thence South 40 deg. 16' East 169.19 ft. to a concrete monument; thence South 51 deg. 41' 41" West 147.62 ft. to the point of beginning and containing 82,959 square feet more or less.

Being the same property conveyed to Charles J. Resha, III and Roger K. Garner by Deed from Mark Parrish et ux, Jeanne Parrish, of record in Book 4856, page 595, Register's Office for Davidson County, Tennessee, the said Roger K. Garner having subsequently conveyed his 1/2 undivided interest in and to said property unto Mary F. King Family Partnership, a Tennessee Limited Partnership, by Quitclaim Deed of record in Book 10749, page 622, said Register's Office. The said Mary F. King Family Limited Partnership subsequently conveyed their one-half undivided interest in and to said property unto Michael Gigandet as the Chapter 7 Bankruptcy Trustee, by Quitclaim Deed of record in Instrument No. 20061106-0137892, said Register's Office. Michael Gigandet, Chapter 7 Bankruptcy Trustee, subsequently conveyed his one-half undivided interest in and to said property unto Radley Hendrixson, by Trustee's Deed of record in Instrument No. 20061106-0137893, said Register's Office.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2008 and subsequent years, A LIEN, not yet due and payable (MAP 96-13, PARCEL 177).
2. All matters as set forth on the Plat of record in Instrument No. 200712190145651, as amended by Surveyor's Certificate of Amendment to the Consolidation Plat "Hendrixson & Resha" Properties, of record in Instrument No. 20080111-0003378, said Register's Office, including any and all setback lines, easements, notes, restrictions, etc., as may be shown thereon.

3. Inspection and Maintenance Agreement for Private Stormwater Management Facilities, between Charles J. Resha and Radley N. Hendrixson, and Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Instrument NO. 20071214-0143775, said Register's Office.