Davidson County DEEDWARR
Recvd: 03/25/08 08:21 4 pgs
Fees:23.00 Taxes:7955.00

20080325-0029441

WHEN RECORDED MAIL TO:
Harwill Ross Hogan + Ragland
107 N. Third St.
Clarksville TN 37040

THIS INSTRUMENT PREPARED BY:

EWG NASHVILLE, LLC
3841 Green Hills Village Drive, Ste. 400,
Nashville, TN 32715
Attn: Wayne Harris

STATE OF ~~TENNESSEE~~ ALABAMA
COUNTY OF ~~DAVIDSON~~ MOBILE
The actual consideration or value for this transfer is $2,150,000.00

By: EWG NASHVILLE, LLC,
a Tennessee limited liability company

By: _____
Name: John P. Vallas, Jr.
Title: Co-Chief Manager

Tax Parcel ID # 06200016700
Improved Property Commonly Known as:
2510 Music Valley Drive
Nashville, TN

Sent Tax Bills to: + NEW OWNER
Rae Ellen Gleason
Rae Ellen Gleason 2000 Trust
416 Savannah Trace
Clarksville, TN 37043

Subscribed and sworn to before me this 4th day of March, 2008

_____
Notary Public
My Commission Expires: _____
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Sept 4, 2011
BONDED THRU NOTARY PUBLIC UNDERWRITERS

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars Cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, EWG NASHVILLE, LLC, a Tennessee limited liability company (the "Grantor"), whose address is: 3841 Green Hills Village Drive, Suite 400, Nashville, TN 37215, has bargained and sold, and by these presents does transfer and convey to RAE ELLEN GLEASON, TRUSTEE OF THE RAE ELLEN GLEASON 2000 TRUST, under Trust Agreement dated May 8, 2000 (the "Grantee"), whose address is c/o Byers & Harvey Inc., Attn: Rae Gleason, 416 Savannah Trace, Clarksville, TN 37043, and to Grantee's successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to those matters set forth on Exhibit B, which is attached hereto and incorporated herein by this reference.

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

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantor further covenants and binds EWG Nashville, LLC, a Tennessee limited liability company, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever, claiming by, through or under Grantor, except that no warranty is made as to the amount of acreage in the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 10TH day of MARCH, 2008.

Dated this 10TH day of MARCH, 2008.

GRANTOR:

EWG NASHVILLE, LLC,
a Tennessee limited liability company

By: _____
Name: John P. Vallas, Jr.
Its: Co-Chief Manager

STATE OF ~~TENNESSEE~~ ALABAMA)
COUNTY OF ~~DAVIDSON~~ MOBILE)

This instrument was acknowledged and executed before me this 4th day of March, 2008, by John P. Vallas, Jr., as Co-Chief Manager of EWG NASHVILLE, LLC, a Tennessee limited liability company, who is personally known by me and hereby states under oath that he has full authority to execute same on its behalf.

_____
Notary Public
My Commission Expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Sept 4, 2011
BONDED THRU NOTARY PUBLIC UNDERWRITERS

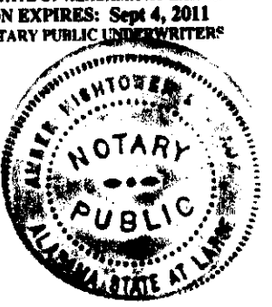


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 5 Phase 5 on the final Plat of MUSIC VALLEY P.U.D. according to the plat thereof as recorded in Plat Book 7900, Page 887 Register's Office for Davidson County, TN., and being more particularly described as follows:

Beginning at an iron rod situated in the westerly margin of Music Valley Drive, said point also being the southeast corner of the Lodgings, Inc. property of record in Book 6953, Page 939, R.O.D.C.;

Thence, along said road, along a curve to the right, having a central angle of 06 degrees 17' 22", a radius of 1938.95 feet, a tangent of 106.53 feet, a length of 212.84 feet, and having a chord which bears S. 23 degrees 09' 10" E., a distance of 212.73 feet to an iron rod;

Thence, leaving said road, along a curve to the right, having a central angle of 26 degrees 52' 18", a radius of 217.06 feet, a tangent of 51.85 feet, a length of 101.80 feet, and having a chord which bears S. 88 deg 44' 31" W., a distance of 100.87 feet to an iron rod;

Thence, N. 77 deg 49' 31" W., a distance of 160.08 feet to an iron rod;

Thence, along a curve to the left, having a central angle of 60 deg 52' 55", a radius of 200.00 feet, a tangent of 117.53 feet, a length of 212.52 feet, and having a chord which bears S.71 deg 44' 01" W., a distance of 202.66 feet to an iron rod;

Thence, N. 48 deg 37' 10" W., a distance of 61.12 feet to an iron rod;

Thence, N. 10 deg 56' 49" E., a distance of 270.11 feet to an iron rod;

Thence, S. 77 deg 47' 37" E., a distance of 369.04 feet to the point of beginning.

Being the same property conveyed to EWG Nashville, LLC, a Tennessee limited liability company of record under Instrument #20060420-0045399 in the Register's Office for Davidson County, Tennessee.

Together with easements appurtenant thereto as set forth in "Declaration of Covenants, Conditions, Restrictions and Owners Association for Music Valley P.U.D.", as recorded in Book 9582, Page 690 and Book 9796, Page 78, Register's Office for Davidson County, Tennessee.

Tax Parcel #06200016700
Property Address: 2510 Music Valley Drive, Nashville, TN

EXHIBIT "B"
PERMITTED EXCEPTIONS

1. Real Estate Taxes for the year 2008 and subsequent years. Tax Parcel #06200016700.

2. Declaration of Covenants, Conditions, Restrictions and Owner Association for "Music Valley P.U.D", as recorded in Book 9582, Page 690, Register's office for Davidson County, Tennessee.

3. Declaration of Covenants and Restrictions as set forth in Book 9796, Page 78, Register's Office for Davidson County, Tennessee.

4. All matters as shown on the Plat as recorded in Plat Book 7900, Page 887 in the Register's Office of Davidson County, Tennessee.

5. Survey # 04064 prepared by Dale & Associates dated 4.13.2004 indicates a Transformer Pad in the Northwest corner of the subject property as more particularly shown on said survey.

6. Survey matters subsequent to 4.13.2004.

7. Lease dated March 20, 2006 between EWG Nashville, LLC, a Tennessee limited liability company as "Landlord" and Edwin Watts Golf Shops, LLC, a Florida limited liability company as "Tenant" and amendments if any.