Davidson County DEEDQC
Recvd: 07/31/08 14:50 12 ps
Fees:62.00 Taxes:0.00
20080731-0078630

After Recording Return to and

THIS INSTRUMENT PREPARED BY:
Blank Rome LLP
600 New Hampshire Ave., NW
Washington, D.C. 20037

Address of New Owner:	**Send Bills To:**	**Map-Parcel Numbers:**
CARS-DB4, L.P. c/o Capital Automotive, LLC 8270 Greensboro Dr., Suite 950 McLean, VA 22102 Attn: Portfolio Manager	NTAN, LLC c/o Summit Automotive Partners, LLC 5299 DTC Blvd., Suite 1050 Greenwood, CO 80111 Attn: Rodney Buscher	Map 119-9, Parcels 258, 260, 263, 266, 267, 272, 273, 274, 276, 280, 282, 283, and 284.

QUITCLAIM DEED

For and in consideration of One ($1.00) Dollar, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, CAR SUM TN NASH L.L.C., a Delaware limited liability company, by these presents does hereby quitclaim and convey unto CARS-DB4, L.P., a Delaware limited partnership, its successors and assigns, all the undersigned's interest in the following described real property:

SEE EXHIBIT "A" ATTACHED HERETO

Being the same property conveyed to between CAR SUM TN NASH L.L.C., a Delaware limited liability company by Special Warranty Deed from Carleen B. Waller and Dodson B. Waller, Co-Executors of the Estate of Raymond W. Waller of record as Instrument #20071002-0117344 in Register's Office of Davidson County, Tennessee, Warranty Deed from Action Nissan Realty Partners, a Tennessee general partnership, of record as Instrument Number #20071002-0117345 in said Register's Office, and by Quitclaim Deed from Action Nissan Realty Partners, a Tennessee general partnership, of record as Instrument Number #20071002-0117346 in said Register's Office.

This is improved property known as 2902 Nolensville Road and 307 Thompson Lane, Nashville, TN 31211.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the undersigned has executed this instrument this 14 day of July, 2008.

CAR SUM TN NASH L.L.C.,
a Delaware limited liability company

By: Capital Automotive Real Estate Services, Inc.,
a Delaware corporation,
its Manager

By: _____
Name: DAVID S. KAY
Title: Senior Vice President and Chief Financial Officer

COMMONWEALTH OF VIRGINIA)
COUNTY OF FAIRFAX)

Before me, Yolanda H. Smith a Notary Public of the state and county aforesaid, personally appeared David S. Kay, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be the SVP & CFO of Capital Automotive Real Estate Services, Inc., a Delware corporation, the manager of CAR SUM TN NASH L.L.C., a Delaware limited liability company, the within named bargainor, and that he as such executed the foregoing instrument for the purpose therein by signing the name of the company in such capacity.

WITNESS my hand, at office, this 14 day of July, 2008.

[NOTARY SEAL]

YOLANDA H. SMITH NOTARY PUBLIC COMMONWEALTH OF VIRGINIA

/s/ _____
NOTARY PUBLIC
My Commission Expires: 7-31-10
#104869

STATE OF Virginia }
COUNTY OF Fairfax }

I HEREBY SWEAR OR AFFIRM THAT, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $1.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF JULY 2008, 2008.

NOTARY PUBLIC

YOLANDA H. SMITH
COMMONWEALTH OF VIRGINIA
NOTARY PUBLIC

My Commission expires: 7-31-10

#7048969

EXHIBIT A

DEALERSHIP TRACT:

PARCEL A

MAP & PARCEL NO: 119-9-260

BEING LOT NO. 6 ON THE PLAN OF WALLER'S SUBDIVISION, AS OF RECORD IN BOOK 6900, PAGE 591, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

PARCEL B

MAP & PARCEL NO: 119-9-260.1 (NOW A PART OF 119-9-276)
TRACT NO. ONE

BEING LOT NO. 12, THE WESTERLY 15 FEET OF LOT NO. 13 AND THAT PART OF A 21 FOOT ALLEY WEST OF SAID LOT NO. 12, KNOWN AS ALLEY NO. 1894, NOW ABANDONED AND RE-LOCATED, AND PART OF AN UNNUMBERED TRACT ON THE PLAN OF TANKSLEY SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED TOGETHER AS FOLLOWS:

BEGINNING ON THE NORTHERLY MARGIN OF COLLIER AVENUE AT A POINT 15 FEET EAST OF THE DIVIDING LINE BETWEEN LOTS NOS. 12 AND 13; THENCE WITH SAID AVENUE, WESTWARDLY 103 FEET TO THE EASTERLY MARGIN OF ALLEY NO. 1894, AS RE-LOCATED; THENCE WITH SAID ALLEY NORTHWARDLY 155.5 FEET, MORE OR LESS, THE NORTHWEST CORNER OF SAID LOT NO. 12; THENCE EASTWARDLY 103 FEET; THENCE SOUTHWARDLY 155.5 FEET, MORE OR LESS, TO THE BEGINNING.

MAP & PARCEL NO: 119-9-276
TRACT NO. TWO:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY 87 FEET OF LOT NO. 13 ON THE PLAN OF TANKSLEY SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY. SAID PART OF LOT NO. 13 FRONTS 87 FEET ON THE NORTHERLY SIDE OF COLLIER AVENUE AND EXTENDS BACK 155.5 FEET, MORE OR LESS, ON THE WESTERLY LINE AND 155.5 FEET MORE OR LESS, ON THE EASTERLY LINE TO A LINE IN THE REAR MEASURING 87 FEET, THEREON.

PARCEL C

MAP & PARCEL NO: 119-9-266
TRACT NO. ONE:

BEING THE WEST PART OF LOT NO. 4, THE EAST 14 FEET OF LOT NO. 13, AND ALL OF LOT NO. 14 ON THE PLAN OF TANKSLEY SUBDIVISION AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID WEST PART OF LOT NO. 4 FRONTS 100.5 FEET ON THE SOUTH SIDE OF THOMPSON LANE, AS WIDENED AND RUNS BACK BETWEEN PARALLEL LINES 122 FEET MORE OR LESS TO A LINE IN THE REAR MEASURING 100.5 FEET.

MAP & PARCEL NO. 119-9-274 & 275 (119-9-275 NOW A PART OF 119-9-274)

SAID EAST 14 FEET OF LOT NO. 13 AND LOT NO. 14 ADJOIN AND TOGETHER FRONT 100 FEET, MORE OR LESS ON THE NORTHERLY MARGIN OF COLLIER AVENUE AND RUN BACK BETWEEN PARALLEL LINES 155.5 TO A LINE IN THE REAR.

MAP & PARCEL NO: 119-9-263
TRACT TWO:

BEING THE WESTERLY 50 FEET OF LOT NO. 6 ON THE PLAT OF ROSA V. TANKSLEY'S SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID PART OF LOT NO. 6 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF THOMPSON LANE AND RUNS BACK BETWEEN PARALLEL LINES 120 FEET, MORE OR LESS TO A LINE IN THE REAR.

PARCEL D
MAP & PARCEL NO: 119-9-267

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY 4 FEET OF LOT NO. 4 AND THE WESTERLY 102.5 FEET OF LOT NO.3 ON THE PLAN OF ROSA V. TANKSLEY'S SUBDIVISION AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PARTS OF LOTS NOS. 3 AND 4 FRONT TOGETHER 106.5 FEET ON THE SOUTHERLY MARGIN OF THOMPSON LANE AND RUNS BACK BETWEEN PARALLEL LINES 122.5 FEET TO A LINE IN THE REAR.

PARCEL E

MAP & PARCEL NO: 119-9-282, 283 & 284

BEING LOTS NOS. 23, 22 AND THE WESTERLY 50 FEET OF LOT NO. 21 ON THE PLAN OF THE TANKSLEY SUBDIVISION, OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

LOT NO. 22 AND THE WESTERLY 50 FEET OF LOT NO. 21 FRONT 150.0 FEET ON THE SOUTHERLY MARGIN OF COLLIER AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 150.5 FEET, MORE OR LESS TO THE MIDDLE LINE OF ABANDONED ALLEY NO. 1896.

LOT NO. 23 FRONTS 72.4 FEET ON THE SOUTHERLY MARGIN OF COLLIER AVENUE AND RUNS BACK BETWEEN LINES, 150.5 FEET ON THE EASTERLY MARGIN AND 154 FEET ON THE WESTERLY LINE TO THE MIDDLE LINE OF ABANDONED ALLEY NO. 1896, IN THE REAR ON WHICH IT MEASURES 42.9 FEET.

PARCEL F

MAP & PARCEL NO: 119-9-259 (NOW A PART OF 119-9-258)

BEING PARTS OF LOTS NOS. 9 AND 10 ON THE PLAN OF ROSA V. TANKSLEY'S SUBDIVISION AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY.

BEGINNING ON THE SOUTHERLY MARGIN OF THOMPSON LANE, AS WIDENED AT THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO RATTERMAN'S AMERICAN SERVICE CENTER COMPANY, BY DEED FROM WOODBINE LAUNDRY AND CLEANERS COMPANY, OF RECORD IN BOOK 3371, PAGE 114, SAID REGISTER'S OFFICE; THENCE WITH SAID SERVICE CENTER COMPANY'S EASTERN BOUNDARY LINE SOUTH 4 DEGREES 33 MINUTES WEST 74.62 FEET AND SOUTH 24 DEGREES 31 MINUTES EAST 47.32 FEET; THENCE EASTERLY 74.4 FEET, MORE OR LESS, TO THE WESTERLY MARGIN OF A 20 FOOT ALLEY; THENCE WITH SAME NORTHERLY 128 FEET, MORE OR LESS, TO THE SOUTHERLY MARGIN OF THOMPSON LANE, AS WIDENED; THENCE WITH THE SAME WESTERLY 90 FEET, MORE OR LESS, TO THE BEGINNING.

PARCEL G

MAP & PARCEL NO: 119-9-258

LAND IN THE 6TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING A PART OF LOTS NOS. 9, 10 AND 11 AND A PART OF AN ALLEY NOW CLOSED, AND A TRIANGULAR PARCEL LYING SOUTH OF SAID ALLEY ON THE EASTERLY MARGIN OF NOLENSVILLE PIKE, SAID LOTS BEING A PART OF THE TANKSLEY

SUBDIVISION, OF RECORD IN PLAT BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EASTERLY MARGIN OF NOLENSVILLE PIKE, AS WIDENED, SAID POINT BEING OPPOSITE CENTER LINE STATION 501/83.6 (WHICH CENTER LINE STATION IS SOUTH 25 DEGREES 13 MINUTES EAST 240.9 FEET FROM THE INTERSECTION OF THE CENTER LINE OF THE NOLENSVILLE PIKE WITH THE CENTER LINE OF THOMPSON LANE, AS WIDENED, SAID POINT BEING IN GEORGE D. WALLER'S NORTHERLY LINE; THENCE NORTH 65 DEGREES 42 MINUTES EAST 77.54 FEET TO AN IRON PIN; THENCE SOUTH
87 DEGREES 02 MINUTES 30 SECONDS EAST 23.0 FEET TO AN IRON PIN; THENCE NORTH 24 DEGREES 31 MINUTES 20 SECONDS WEST 47.32 FEET TO AN IRON PIN; THENCE NORTH 4 DEGREES 33 MINUTES EAST 74.62 FEET TO A POINT IN THE SOUTHERLY MARGIN OF THOMPSON LANE AS WIDENED; THENCE WESTWARDLY, WITH SAID SOUTHERLY MARGIN AND ALONG A 0 DEGREE 38.192 MINUTES CURVE TO THE LEFT 23.83 FEET TO A POINT, THE POINT OF TANGENCY; THENCE CONTINUING WITH SAID SOUTHERLY MARGIN OF THOMPSON LANE, NORTH 88 DEGREES 53 MINUTES WEST 20.2 FEET TO A POINT AT THE BEGINNING OF A CURVE (WHOSE INCLUDED ANGLE IS 22 DEGREES 07 MINUTES AND A RADIUS OF 118.0 FEET); THENCE WITH SAID CURVE WESTWARDLY AND SOUTHWARDLY 45.55 FEET TO A POINT, THE BEGINNING OF A SECOND CURVE (WHOSE INCLUDED ANGLE IS 72 DEGREES 06 MINUTES AND A RADIUS IS 43.0 FEET); THENCE WITH SAID CURVE WESTWARDLY AND SOUTHWARDLY, 54.11 FEET TO A POINT, THE BEGINNING OF A THIRD CURVE (WHOSE INCLUDED ANGLE IS 22 DEGREES 07 MINUTES AND A RADIUS OF 118.00 FEET); THENCE WITH SAID CURVE, SOUTHWARDLY AND EASTWARDLY 45.55 FEET TO A POINT IN THE EASTERLY MARGIN OF NOLENSVILLE PIKE, AS WIDENED; THENCE WITH THE SAID MARGIN OF NOLENSVILLE PIKE, SOUTH 24 DEGREES 42 MINUTES 30 SECONDS EAST 60.4 FEET TO THE BEGINNING.

PARCEL H

MAP & PARCEL NO: 119-9-273

LOT NO. 16 ON THE PLAN OF THE ROSE V. TANKSLEY SUBDIVISION, AS OF RECORD IN BOOK NO. 547, PAGE 56, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 16 FRONTS 100 FEET ON THE NORTHERLY MARGIN OF COLLIER AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 155.5 FEET, MORE OR LESS TO A LINE IN THE REAR.

PARCEL I

MAP & PARCEL NO: 119-9-272

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 15 ON THE PLAN OF TANKSLEY SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY, AND MORE FULLY DESCRIBED AS FOLLOWS:

SAID LOT NO. 15 FRONTS 100 FEET ON THE NORTHERLY SIDE OF COLLIER AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 155.5 FEET, MORE OR LESS TO A LINE IN THE REAR.

Also described as:

TRACT 1:

DESCRIPTION OF PART OF THE ACTION NISSAN REALTY PARTNERS PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

BEGINNING AT A FOUND PK NAIL IN THE SOUTH LINE OF THOMPSON LANE (92' R.O.W.), SAID POINT BEING AT THE EAST END OF A CURVE HAVING A RADIUS OF 118.00 FEET; THENCE SOUTHEASTWARDLY ALONG THE SOUTH LINE OF SAID THOMPSON LANE THE FOLLOWING CALLS: SOUTH 88 DEGREES 14 MINUTES 03 SECONDS EAST, 101.15 FEET TO A SET CHISEL MARK; SOUTHEASTWARDLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 9289.67 FEET, DELTA ANGLE OF 00 DEGREES 12 MINUTES 22 SECONDS, CHORD BEARING OF SOUTH 88 DEGREES 07 MINUTES 52 SECOND EAST, CHORD DISTANCE OF 33.42 FEET AND A CURVE DISTANCE OF 33.42 FEET TO A FOUND MAG NAIL AT THE INTERSECTION OF THE SOUTH LINE OF SAID THOMPSON LANE AND THE WEST LINE OF ALLEY #1893 (20' WIDE); THENCE SOUTH 01 DEGREES 30 MINUTES 25 SECONDS WEST ALONG THE WEST LINE OF SAID ALLEY #1893, 120.97 FEET TO A FOUND PK NAIL AT A SOUTHEAST CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND AN INTERNAL CORNER OF LOT 1, WALLER'S SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591; THENCE WESTWARDLY ALONG A SOUTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND A NORTH LINE OF SAID LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 THE FOLLOWING CALLS: NORTH 86 DEGREES 15 MINUTES 54 SECONDS WEST, 97.32 FEET TO A FOUND ¾" REBAR WITH NO CAP; SOUTH 66 DEGREES 36 MINUTES 17 SECONDS WEST, 77.49 FEET TO A FOUND MAG NAIL IN THE EAST LINE OF NOLENSVILLE PIKE (91' R.O.W.); THENCE NORTHWARDLY ALONG THE EAST LINE OF SAID NOLENSVILLE PIKE THE FOLLOWING CALLS: NORTH 24 DEGREES 18 MINUTES 38 SECONDS WEST, 61.70 FEET TO A SET COTTON PICKER SPINDLE; NORTHWESTWARDLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 118.00 FEET, DELTA ANGLE OF 22 DEGREES 07 MINUTES 02 SECONDS, CHORD BEARING OF NORTH 13 DEGREES 15 MINUTES 07 SECONDS WEST, CHORD DISTANCE OF 45.27 FEET AND A CURVE DISTANCE OF 45.55 FEET TO A SET COTTON PICKER SPINDLE; NORTHEASTWARDLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 43.00 FEET, DELTA ANGLE OF 71 DEGREES 50 MINUTES 31 SECONDS, CHORD BEARING OF NORTH 33 DEGREES 43 MINUTES 40

SECONDS EAST, CHORD DISTANCE OF 50.45 FEET AND A CURVE DISTANCE OF 53.92 FEET TO A SET CHISEL MARK; NORTHEASTWARDLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 118.00 FEET, DELTA ANGLE OF 22 DEGREES 07 MINUTES 02 SECONDS, CHORD BEARING OF NORTH 80 DEGREES 42 MINUTES 26 SECONDS EAST, CHORD DISTANCE OF 45.27 FEET AND A CURVE DISTANCE OF 45.55 FEET TO THE POINT OF BEGINNING AND CONTAINING 24,596 SQUARE FEET OR 0.565 ACRES OF LAND.

TRACT II:

DESCRIPTION OF PART OF THE ACTION NISSAN REALTY PARTNERS PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

BEGINNING AT A SET COTTON PICKER SPINDLE IN THE SOUTH LINE OF THOMPSON LANE (92' R.O.W.), SAID POINT BEING IN AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF THE "ROBERTS REAL ESTATE" PROPERTY; THENCE SOUTH 03 DEGREES 48 MINUTES 37 SECONDS WEST ALONG AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF SAID "ROBERTS REAL ESTATE" PROPERTY, 126.18 FEET TO A SET COTTON PICKER SPINDLE AT AN INTERNAL CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTHWEST CORNER OF SAID "ROBERTS REAL ESTATE" PROPERTY; THENCE SOUTH 85 DEGREES 43 MINUTES 42 SECONDS EAST ALONG A NORTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTH LINE OF SAID "ROBERTS REAL ESTATE" PROPERTY, 109.50 FEET TO A FOUND RAILROAD SPIKE AT A NORTHEAST CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE NORTHWEST CORNER OF THE "ROBERT HITE" PROPERTY; THENCE SOUTH 03 DEGREES 48 MINUTES 37 SECONDS WEST ALONG AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF SAID "ROBERT HITE" PROPERTY, 160.19 FEET TO A SET COTTON PICKER SPINDLE IN THE NORTH LINE OF COLLIER AVENUE (R.O.W. VARIES); THENCE WESTWARDLY ALONG THE NORTH LINE OF SAID COLLIER AVENUE THE FOLLOWING CALLS: NORTH 85 DEGREES 43 MINUTES 42 SECONDS WEST, 493.06 FEET TO A SET CHISEL MARK; NORTH 04 DEGREES 16 MINUTES 18 SECONDS EAST, 6.00 FEET TO A SET CHISEL MARK; NORTH 85 DEGREES 27 MINUTES 13 SECONDS WEST, 127.08 FEET TO A SET COTTON PICKER SPINDLE; NORTHWESTWARDLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 322.00 FEET, DELTA ANGLE OF 04 DEGREES 01 MINUTES 22 SECONDS, CHORD BEARING OF NORTH 87 DEGREES 27 MINUTES 54 SECONDS WEST, CHORD DISTANCE OF 22.60 FEET AND A CURVE DISTANCE OF 22.61 FEET TO A SET COTTON PICKER SPINDLE IN A WEST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTHEAST CORNER OF LOT 1,

WALLER'S SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591; THENCE NORTH 08 DEGREES 22 MINUTES 57 SECONDS WEST ALONG A WEST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE EAST LINE OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591; 150.43 FEET TO A SET CHISEL MARK AT AN INTERNAL CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE NORTHEAST CORNER OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591, THENCE NORTH 84 DEGREES 18 MINUTES 33 SECONDS WEST ALONG A SOUTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND A NORTH LINE OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591, 34.52 FEET TO A FOUND PK NAIL IN THE EAST LINE OF ALLEY #1893; THENCE NORTH 01 DEGREES 29 MINUTES 34 SECONDS EAST ALONG THE EAST LINE OF SAID ALLEY #1893, 129.68 FEET TO A FOUND MAG NAIL IN THE SOUTH LINE OF SAID THOMPSON LANE; THENCE SOUTHEASTWARDLY ALONG THE SOUTH LINE OF SAID THOMPSON LANE AND ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 9289.67 FEET, DELTA ANGLE OF 01 DEGREES 40 MINUTES 26 SECONDS, CHORD BEARING OF SOUTH 87 DEGREES 04 MINUTES 04 SECONDS EAST, CHORD DISTANCE OF 271.37 FEET AND A CURVE DISTANCE OF 271.38 FEET TO A FOUND ¾" REBAR WITH NO CAP IN AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND A WEST LINE OF THE "W.W. JONES AND WIFE" PROPERTY; THENCE SOUTH 03 DEGREES 52 MINUTES 48 SECONDS WEST ALONG AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF SAID "W.W. JONES AND WIFE" PROPERTY, 129.24 FEET TO A SET COTTON PICKER SPINDLE AT AN INTERNAL CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTHWEST CORNER OF SAID "W.W. JONES AND WIFE" PROPERTY; THENCE SOUTH 85 DEGREES 43 MINUTES 42 SECONDS EAST ALONG A NORTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTH LINE OF SAID "W.W. JONES AND WIFE" PROPERTY, 126.50 FEET TO A SET COTTON PICKER SPINDLE AT AN INTERNAL CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTHEAST CORNER OF SAID "W.W. JONES AND WIFE" PROPERTY; THENCE NORTH 03 DEGREES 48 MINUTES 37 SECONDS EAST ALONG A WEST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE EAST LINE OF SAID "W.W. JONES AND WIFE" PROPERTY, 129.49 FEET TO A SET COTTON PICKER SPINDLE IN THE SOUTH LINE OF SAID THOMPSON LANE; THENCE SOUTHEASTWARDLY ALONG THE SOUTH LINE OF SAID THOMPSON LANE AND ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 9289.67 FEET, DELTA ANGLE OF 01 DEGREES 16 MINUTES 38 SECONDS, CHORD BEARING OF SOUTH 84 DEGREES 48 MINUTES 47 SECONDS EAST, CHORD DISTANCE OF 207.06 FEET AND A CURVE DISTANCE OF 207.06 FEET TO THE POINT OF BEGINNING AND CONTAINING 165,433 SQUARE FEET OR 3.798 ACRES OF LAND.

TRACT III:

DESCRIPTION OF PART OF THE ACTION NISSAN REALTY PARTNERS PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

BEGINNING AT A SET ½" REBAR WITH PLASTIC CAP IN THE SOUTH LINE OF COLLIER AVENUE (R.O.W. VARIES), SAID POINT BEING IN AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF THE "ACTION NISSAN, INC." PROPERTY; THENCE SOUTH 03 DEGREES 48 MINUTES 37 SECONDS WEST ALONG AN EAST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE WEST LINE OF SAID "ACTION NISSAN, INC." PROPERTY, 159.55 FEET TO A FOUND ¾" REBAR WITH PLASTIC CAP AT A SOUTHEAST CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE SOUTHWEST CORNER OF SAID "ACTION NISSAN, INC." PROPERTY AND THE NORTHEAST CORNER OF THE "SALLY JONES" PROPERTY; THENCE NORTH 85 DEGREES 44 MINUTES 58 SECONDS WEST ALONG A SOUTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE NORTH LINE OF SAID "SALLY JONES" PROPERTY AND THE NORTH LINE OF THE "KAREN AND JAMES TALLEY" PROPERTY AND "RAYMOND WALLER AND GEORGE DAVID, III" PROPERTY, 192.68 FEET TO A FOUND ½" REBAR WITH NO CAP AT A SOUTHWEST CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND IN THE EAST LINE OF THE "RAYMOND WALLER AND GEORGE DAVID, III" PROPERTY; THENCE NORTH 06 DEGREES 45 MINUTES 27 SECONDS WEST ALONG A WEST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 AND THE EAST LINE OF SAID "RAYMOND WALLER AND GEORGE DAVID, III" PROPERTY AND THE EAST LINE OF THE "RAYMOND W. WALLER" PROPERTY RECORDED IN BOOK 10693, PAGE 333, 162.62 FEET TO A SET ½" REBAR WITH PLASTIC CAP IN THE SOUTH LINE OF SAID COLLIER AVENUE; THENCE SOUTH 85 DEGREES 43 MINUTES 42 SECONDS EAST ALONG THE SOUTH LINE OF SAID COLLIER AVENUE, 222.51 FEET TO THE POINT OF BEGINNING AND CONTAINING 33,129 SQUARE FEET OR 0.760 ACRES OF LAND.

WALLER TRACT:

LAND LYING AND BEING LOT NO. 1, ON THE WALLER'S SUBDIVISION OF RECORD IN PLAT BOOK 6900, PAGE 591, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

ALSO DESCRIBED AS:

DESCRIPTION OF PART OF THE RAYMOND W. WALLER PROPERTY RECORDED IN BOOK 10693, PAGE 333, PARCEL 1, TRACT NO. 1, BEING LOT 1, WALLER'S SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

COMMENCING AT A POINT AT THE INTERSECTION OF THE EAST LINE OF NOLENSVILLE PIKE (91' R.O.W.) AND THE NORTH LINE OF COLLIER AVENUE (R.O.W. VARIES); THENCE NORTH 24 DEGREES 18 MINUTES 38 SECONDS WEST ALONG THE EAST LINE OF SAID NOLENSVILLE PIKE, 18.45 FEET TO A SET CHISEL MARK AT THE SOUTHWEST CORNER OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591, SAID POINT BEING THE POINT OF BEGINNING; THENCE NORTH 24 DEGREES 18 MINUTES 38 SECONDS WEST ALONG THE EAST LINE OF SAID NOLENSVILLE PIKE, 178.08 FEET TO A FOUND MAG NAIL AT THE NORTHWEST CORNER OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 AND IN A SOUTH LINE OF THE ACTION NISSAN REALTY PARTNERS PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603; THENCE EASTWARDLY ALONG THE NORTH LINE OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 AND A SOUTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603 THE FOLLOWING CALLS: NORTH 66 DEGREES 36 MINUTES 17 SECONDS EAST, 77.49 FEET TO A FOUND 3/4" REBAR WITH NO CAP; SOUTH 86 DEGREES 15 MINUTES 54 SECONDS EAST, 97.32 FEET TO A FOUND PK NAIL IN THE WEST LINE OF ALLEY #1893 (20' WIDE); THENCE SOUTH 01 DEGREES 30 MINUTES 25 SECONDS WEST ALONG THE WEST LINE OF SAID ALLEY #1893, 7.43 FEET TO A SET COTTON PICKER SPINDLE IN THE SOUTH TERMINUS OF SAID ALLEY #1893; THENCE SOUTH 84 DEGREES 18 MINUTES 33 SECONDS EAST ALONG THE SOUTH TERMINUS OF SAID ALLEY #1893, A NORTH LINE OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 AND A SOUTH LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603, 54.60 FEET TO A SET CHISEL MARK AT THE NORTHEAST CORNER OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 AND AN INTERNAL CORNER OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603; THENCE SOUTH 08 DEGREES 22 MINUTES 57 SECONDS EAST ALONG THE EAST LINE OF LOT 1 OF SAID SUBDIVISION RECORDED IN PLAT BOOK 6900, PAGE 591 AND A WEST LINE OF SAID PROPERTY RECORDED IN INSTRUMENT NO. 200006060056603, 150.43 FEET TO A SET COTTON PICKER SPINDLE IN THE NORTH LINE OF SAID COLLIER AVENUE; THENCE WESTWARDLY ALONG THE NORTH LINE OF SAID COLLIER AVENUE THE FOLLOWING CALLS: SOUTHWESTWARDLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 322.00 FEET, DELTA ANGLE OF 26 DEGREES 14 MINUTES 13 SECONDS, CHORD BEARING OF SOUTH 77 DEGREES 24 MINUTES 18 SECONDS WEST, CHORD DISTANCE OF 146.17 FEET AND A CURVE DISTANCE OF 147.45 FEET TO A SET CHISEL MARK; SOUTH 64 DEGREES 17 MINUTES 12 SECONDS WEST, 4.58 FEET TO A SET CHISEL MARK; NORTHWESTWARDLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 18.00 FEET, DELTA ANGLE OF 91 DEGREES 24 MINUTES 10 SECONDS, CHORD BEARING OF NORTH 70 DEGREES 00 MINUTES 43 SECONDS WEST, CHORD DISTANCE OF 25.77 FEET AND A CURVE DISTANCE OF 28.72 FEET TO THE POINT OF BEGINNING AND CONTAINING 34,981 SQUARE FEET OR 0.803 ACRES OF LAND.