THIS INSTRUMENT PREPARED BY:
Gabriel C. Reis, Esq.
201 Isabella Street
Pittsburgh, PA 15212

Davidson County DEEDWARR
Recvd: 05/21/09 10:02 6 pgs
Fees:33.00 Taxes:4810.00
20090521-0046764

RETURN TO:
D&P Custom Lights & Wiring Systems, Inc.
7111 Cockrill Bend Boulevard
Nashville, Tennessee 37209

SPECIAL WARRANTY DEED

Address New Owners: D&P Custom Lights & Wiring Systems, Inc., 7111 Cockrill Bend Boulevard, Nashville, TN 37209

Send Tax Bills To: D&P Custom Lights & Wiring Systems, Inc., 7111 Cockrill Bend Boulevard, Nashville, TN 37209

Map 91-01 Parcel 92.00; Map 91 Parcel 53.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, AEES Inc., formerly known as Alcoa Fujikura Ltd., a Delaware Corporation, Grantor, has this day bargained and sold and, by these presents, does hereby transfer and convey unto D&P Custom Lights & Wiring Systems, Inc., a Tennessee Corporation, Grantee, its heirs and assigns, forever, the following described tract or parcel of land located in Davidson County, Tennessee and described on Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that it is lawfully seized and possessed of said property, that it has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record, and 2009 real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds itself, its heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, its heirs and assigns, against the lawful claims and demands of all persons whomsoever.

ALL warranties of Grantor herein contained are expressly limited to those persons or parties claiming by, through or under Grantor.

This is improved property with a physical address of 900 63rd Avenue North, Nashville, Davidson County, Tennessee 37209.

WITNESS this 14th day of May, 2009.

AEES Inc., formerly known as ALCOA FUJIKURA LTD.

By: _____
Ronald D. Dickel
Vice President

COMMONWEALTH OF PENNSYLVANIA)
)
COUNTY OF ALLEGHENY)

Personally appeared before me , a Notary Public in and for said state and county, Ronald D. Dickel, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a Vice President of AEES Inc., formerly known as Alcoa Fujikura Ltd., the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand and seal at office this 14TH day of May, 2009.

_____
Notary Public
My Commission Expires:
Nov. 19, 2012

RENEE L. SEKELY NOTARY PUBLIC COMMONWEALTH OF PENNSYLVANIA

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Renee L. Sekely, Notary Public
City of Pittsburgh, Allegheny County
My Commission Expires Nov. 19, 2012
Member, Pennsylvania Association of Notaries

COMMONWEALTH OF PENNSYLVANIA)
)
COUNTY OF ALLEGHENY)

The hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $1,300,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 14TH day of May, 2009.

Notary Public

My Commission Expires:
Nov. 19, 2012

RENEE L. SEKELY
COMMONWEALTH OF PENNSYLVANIA
NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Renee L. Sekely, Notary Public
City of Pittsburgh, Allegheny County
My Commission Expires Nov. 19, 2012
Member, Pennsylvania Association of Notaries

EXHIBIT "A"

Certain tracts or parcels of land located in Nashville, Davidson County, Tennessee, and being further described according to an "AS-BUILT SURVEY" by Phillip E. Holmes, Jr., Tennessee Registered Land Surveyor No. 1728, dated March 10, 2009, as follows:

TRACT 1:

Beginning at a point at the intersection of the southerly margin Morrow Road and 63rd avenue north at the northwest of Tract 1, thence with the margin of Morrow Road S 54°45'00" E, a distance of 362.36' to a point at the northeast corner of this tract and the northwest corner of tax map 91-00, parcel 61.00 conveyed to Van Heath in Deed Book 4459, page 727;

Thence with the west line of aforementioned Heath Parcel, S 35°40'00" W, a distance of 120.00' to a point at the southwest corner of Heath Parcel;

Thence with the south line of Heath, S 54°45'00" E, a distance of 50.00' to a found concrete monument at the northwest corner of tax map 91-00, parcel 69.00 conveyed to Paul Daniel in deed book 10805, Page 758;

Thence S 35°40'00" W, a distance of 569.86' to an iron pin found;

Thence S 35°40'00"W, a distance of 376.14' to a point in the center of Richland Creek;

Thence with next 5 calls along the centerline of Richland Creek;

N 13°40'00" W, a distance of 98.69' to a point;

N 20°58'00" W a distance of 100.39' to a point;

N 27°40'00" W, a distance of 102.20' to a point;

N 20°23'00" W, a distance of 100.31' to a point

N 06°27'00" W, a distance of 79.22' to a point at the intersection of Richland Creek and the former easterly margin of 63rd avenue as abandoned in council bill 2001-867;

Thence along the aforementioned margin N 30°07'00" E, a distance of 553.16' to a point;

Thence with a curve to the left having a delta angle of 15°48'55", radius 850.00', tangent 118.06', length 234.63', chord 233.88' chord bearing N 42°25'24" E to the point of beginning, containing 375,481.1 square feet or 8.62 acres more or less.

TRACT 2

Beginning at the southeast corner of Tract 1 of this survey at the intersection of Richland Creek and the former easterly margin of 63rd avenue as abandoned in council bill 2001-867;

Thence with the centerline of Richland Creek N 11°19'08" W. a distance of 74.24' to a point at the true point of beginning for this tract;

Thence N 19°46'20" W, a distance of 217.10' to a point;

Thence N 69°39'40" E, a distance of 180.44' to a point;

Thence with a curve to the right having a delta angle of 05°26'40", Radius 880.00', tangent 41.84', length 83.62' chord 83.59', chord bearing N 66°52'06" E, to a point in the former margin of 63rd avenue;

Thence with the margin S 29°55'40" W, a distance of 345.99' to the point of beginning, containing 28,220.9 square feet or 0.65 acres more or less.

63RD AVENUE ABANDONMENT

Beginning at the Southeast corner of tract 1 of this survey at the intersection of Richland Creek and the former easterly margin of 63rd avenue as abandoned in council bill 2001-867;

Thence along the margin N 11°19'08" W, a distance of 74.24' to a point;

Thence N 29°55'40" E, a distance of 345.99' to a point;

Thence N 48°28'16 E, a distance of 159.64' to a point in the westerly line of tract one of this survey;

Thence S 30°07'00" W, a distance of 553.16' to the point of beginning, containing 22,370.7 square feet of 0.51 acres more or less.

Being the same property conveyed to Alcoa Fujikura Ltd., a Limited Partnership by Warranty Deed from The Industrial Development Board of the Metropolitan Government of Nashville and Davidson County, of record in Book 9488, Page 259, and Quitclaim Deed from the Metropolitan Government of Nashville and Davidson County, acting by and through the Electric Power Board of said Government, of record in Book 9495, Page 827, Register's Office for Davidson County, Tennessee, and by Metro Council Ordinance No. BL2001-867, of record in the Office of the Metropolitan Clerk for Davidson County, Tennessee.

I, the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

PETER WEISS

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state **PETER WEISS** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 01/03/11

Notary Public

