THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:
Suzanne Bessette-Smith
Barack Ferrazzano Kirschbaum & Nagelberg LLP
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Chicago, Illinois 60606

BILL GARRETT, Davidson County
Trans:T20090037549 DEEDQC
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Fees:32.00 Taxes:0.00
20090605-0052253

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
HQ Lemont, LLC 311 S. Wacker Drive #4000 Chicago, Illinois 60606	First Industrial Realty Trust, Inc. 311 S. Wacker Drive #4000 Chicago, IL 60606	Map 175 Parcel 119

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which are hereby acknowledged, **FIRST INDUSTRIAL MORTGAGE PARTNERSHIP, L.P.**, a Delaware limited partnership (herein called "Grantor"), does hereby convey, transfer, remise, release, relinquish and quitclaim unto **HQ LEMONT, LLC**, a Delaware limited liability company (herein called "Grantee"), all of Grantor's right, title and interest in and to the following described improved property, being situated and located in Davidson County, Tennessee to wit: See **Exhibit A** attached hereto (the "**Property**"). Subject to (a) covenants, conditions and restrictions of record; (b) private, public and utility easements and roads and highways, if any; (c) existing leases and tenancies; (d) special taxes or assessments for improvements not yet completed; (e) installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; and (f) general taxes and assessments for the year 2009 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2009. Said Property is improved and has an address of 1621 Heil Quaker Blvd., Nashville, TN.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 30th day of June, 2009.

GRANTOR:

FIRST INDUSTRIAL MORTGAGE PARTNERSHIP, L.P., a Delaware limited partnership

By: First Industrial Mortgage Corporation, a Maryland corporation, its sole general partner

By: _____

David Harker,
Executive Director-Investments

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

Personally appeared before me, Lisa Gustafson, Notary Public, David Harker, with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Executive Director-Investments of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 3rd day of June, 2009.

Lisa M. Gustafson
Notary Public

My commission expires: 6/27/2010

OFFICIAL SEAL
LISA M. GUSTAFSON
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6-27-2010

State of Illinois)
County of Cook)

The actual consideration for this transfer is $ -0-

Affiant

Sworn to and subscribed before me this 3rd day of June, 2009.

Notary Public

My commission expires: _____

OFFICIAL SEAL
SUZANNE BESSETTE-SMITH
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 1-15-2011

EXHIBIT A

LEGAL DESCRIPTION

NCS-387795-015
1621 Heil Quaker Blvd.

Property lying in the 5th Civil District, Davidson County, Tennessee, being Lot #1 on the Plan of Interchange City Industrial Park, Section 26, as of record in Plat Book 4860, Page 106, Register's Office for said County; bounded on the East by Heil-Quaker Blvd., on the North and West by Interchange City Association property, Deed Book 6381, page 227; on the South by the extension of Corporate Place, a street with a R.O.W. of 60', and more specifically described as follows:

Beginning on an iron pin at the corner of the West margin of Heil-Quaker Blvd. and the North margin of Corporate Place (extension) and being the Southeast corner of this tract: thence with the West margin of Heil-Quaker Blvd. N 4 deg. 15' 19" E. 971.61 feet to an iron pin at the Northeast corner of this tract, thence leaving said Blvd. along the South margin of a proposed 60-foot street, N 85 deg. 44'32" W, 506.24 feet to an iron pin at the Northwest corner of this tract; thence S 4 deg. 15' 01" W, 971.68 feet to an iron pin on the North margin or the extension of Corporate Place and being the Southwest corner of this tract; thence with the margin of Corporate Place (extension) S 85 deg. 45' 00" E, 506.16 feet to an iron pin, the Point of Beginning, and containing 11.29 acres according to a survey by Galyon W. Northcutt, TN RLS #1529.

ALSO KNOWN AS

Being in the City of Nashville, in the 5th Civil District of Davidson County, Tennessee and being Lot No. 1 of the Plat of Interchange City Industrial Park, Section XVI, as of record in Book 4860, page 106, Register's Office for said County, recorded June 17, 1976, and being more particularly described as follows:

Beginning at a point in the Westerly margin of Heil Quaker Blvd., said point being thirty feet North 4 degrees 15 minutes East of the intersection of the extended centerline of Corporate Place and the Westerly margin of Heil Quaker Blvd.; thence leaving the margin of Heil Quaker Blvd. North 85 degrees 45 minutes West a distance of 506.16 feet to a point; thence North 4 degrees 15 minutes East a distance of 971.61 feet to a point; thence South 85 degrees 45 minutes East a distance of 506.16 feet to a point, said point being in the West margin of Heil Quaker Blvd.; thence along the Westerly margin of Heil Quaker Blvd. South 4 degrees 15 minutes West a distance of 971.61 feet to the Point of Beginning, containing an area of 11.290 acres.

Being also described as:

Situated in the 5th Civil District, Davidson County, Tennessee, being Lot No. 1, Interchange City Industrial Park, Section 26 as recorded in Book 4860, Page 106, Plat Records of Davidson County, Tennessee and being further described by metes and bounds as follows:

BEGINNING at a ½ inch rebar found for the intersection of the West line of Heil Quaker Boulevard and the North line of Corporate Place;

THENCE with the North line of Corporate Place, North 85°46'51" West, a distance of 505.92 feet to a ½" rebar found for the Southeast corner of a tract of land conveyed to Prologis, as recorded in Document No. 20081024-0106587, Davidson County Records;

THENCE leaving Corporate Place with the East line of said Prologis tract and the East line of a tract of land conveyed to Prologis, as recorded in Document No. 20060915-0114575, Davidson County Records, North 04°14'09" East, a distance of 971.61 feet to an interior corner of said Prologis tract;

THENCE with the South line of said Prologis tract, South 85°46'17" East, a distance of 506.16 feet to a 1 inch rebar found in the West line of Heil Quaker Boulevard;

THENCE with said line, South 04°15'00" West, a distance of 971.53 feet to the POINT OF BEGINNING, containing 11.2868 acres (491,653 square feet) of land.

Commonly known as: 1621 Heil Quaker Blvd. Lavergne, Tennessee.

Tax Identification Number: 175-000-119.00

Common Address: 1621 Heil Quaker Blvd., Nashville, TN 37086

Being the same property conveyed to First Industrial Mortgage Partnership, L.P., a Delaware limited partnership, by deed from First Industrial, L.P., a Delaware limited partnership, of record in Book 9909, Page 340, Register's Office for Davidson County, Tennessee.