

RETURN TO:
Burroughs & Keene, LLC
Suite C-2000
2900 Paces Ferry Road, N.W.
Atlanta, GA 30339-5702

COMMERCIAL DEED TO SECURE DEBT

STATE OF GEORGIA

COUNTY OF DEKALB

THIS INDENTURE, made the 2nd day of June, 2005 between **ROBIN MONIC MAY** of the County of DeKalb and State of Georgia, whose address is 740 Kilkenny Circle, Lithonia, Georgia 30058, hereinafter called Grantor, and **DEKALB ENTERPRISE BUSINESS CORPORATION** whose address is 150 Ponce de Leon Avenue, Suite 400, Decatur, Georgia 30030, hereinafter called Grantee:

WITNESSETH:

That the Grantor, for and in consideration of a loan or loans to Lee May Enterprises, LLC (sometimes referred to as "Borrower") the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, its successors and assigns, the following described property, to-wit:

All that tract or parcel of land lying and being in DeKalb County, Georgia, and being more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference.

THIS SECURITY DEED IS GIVEN TO SECURE A PERSONAL GUARANTY OF A PROMISSORY NOTE AND OTHER INDEBTEDNESS IN FAVOR OF LENDER GIVEN BY BORROWER, LEE MAY ENTERPRISES, LLC (THE "GUARANTY").

In the event Grantor or Borrower fails to make each and every subsequent installment payment of any Prior Security Deed or Note secured thereby when due, such



initials