

Attachment C:

84 Lumber Site Information

Lot Size: 15.81 Acres
Description: partially developed lot, paved, access to rail
Location: W of I-65, S of Franklin, along Rte 6
Zoning: GC General Commercial-City of Franklin
Water/Well: Public
Sewer/Septic: Public
Gas: Yes
Rail: No, but access to CSX

Taxes: \$5,137.00 City
\$37,519.00 County
2008

Building #1: Main Building

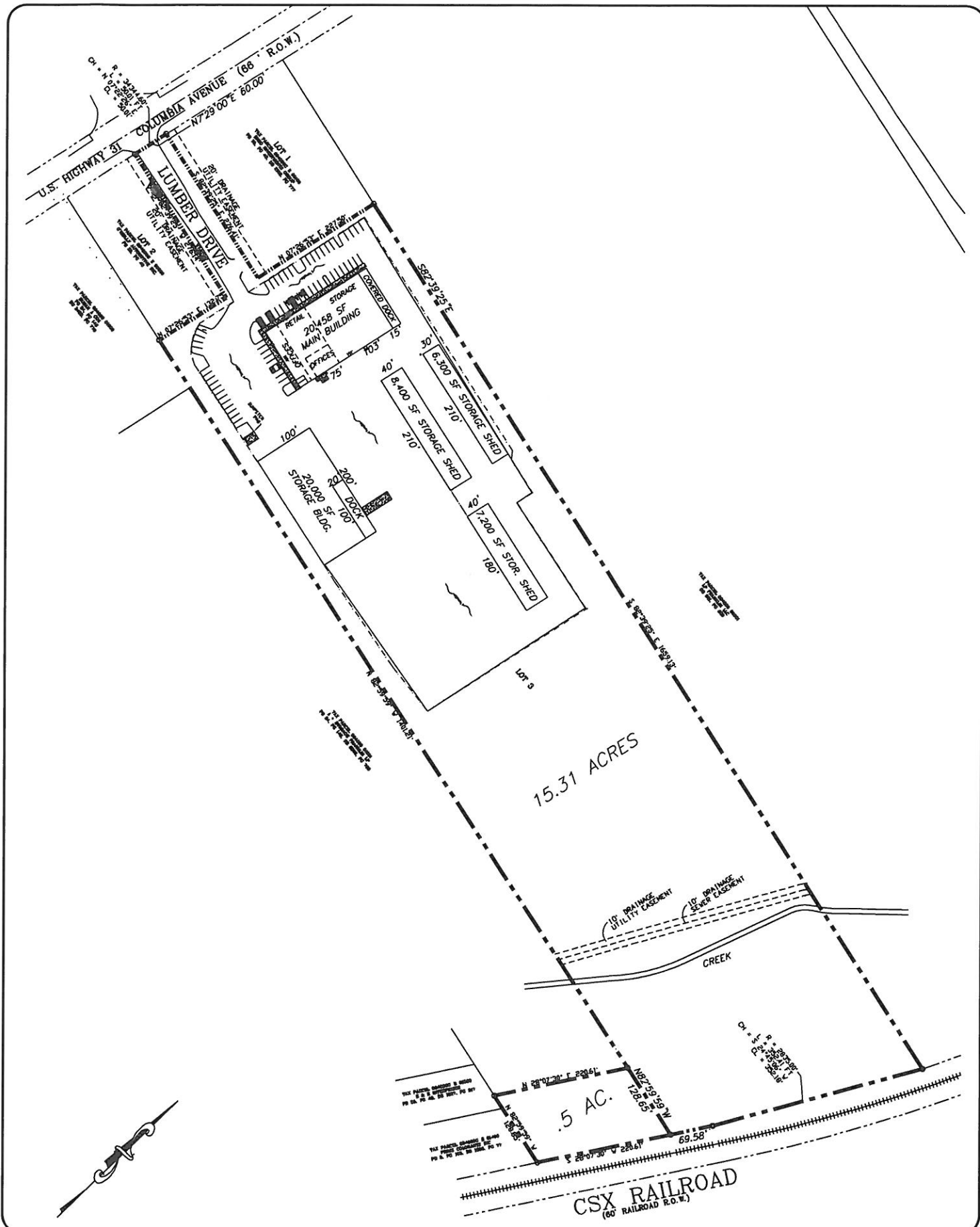
Size: 20,458 sq ft (106'x193')
Areas: 4,030 sq ft Retail, 3,920 sq ft Business, 12,508 sq ft Storage
Ceiling Height: 19' Eave, 25'-9" Peak
Column Spacing: 15' to 25' spacing, no interior
HVAC: Retail-20 Ton Unit, Business-5 Ton Unit
Electrical Service: 600A, 3 phase, 120/208V
Age: 2003
Type: Metal Building
Loading Doors: (3) 18'Wx14'H Sliding Doors @ grade
Sprinkled: Yes, and Firewall

Building #2: Storage Building

Size: 20,000 sq ft (100'x200')
Areas: Storage
Ceiling Height: 17' Eave, 19' Eave, 25'-9" Peak
Column Spacing: 20' to 25 spacing, no interior
HVAC: N/A
Electrical Service: 100A, 3 phase, 120/208V
Age: 2003
Type: Metal Building
Loading Doors: (2) 18'Wx14'H Sliding Doors (1) @ grade & (1) @ dock level
Sprinkled: Yes

Building #3: Storage Sheds(2)

Size: 8,400 sq ft (40'x210'), 7,200 sq ft (40'x180'), 6,300 sq ft (30'x210')
Areas: Storage
Ceiling Height: 17' Eave, 19' Peak (8,400 & 7,200), 16'-6" Eave, 19' Peak (6,300)
Column Spacing: 30' Bay spacing
HVAC: N/A
Electrical Service: 30A Disconnect
Age: 2003
Type: Metal Building
Loading Doors: N/A
Sprinkled: N/A



84 LUMBER
 1019 ROUTE 519
 EIGHTY FOUR, PA 15330
 (724) 228-3636

REAL ESTATE CATALOG
 SITE PLAN

124 LUMBER DRIVE
FRANKLIN
 WILLIAMSON COUNTY, TN

STORE NO. 1227		SITE INFORMATION	
TOTAL ACRES:	15.81	SCALE:	1"=200'
DEVELOPED:	7.30	DRAWN BY:	MEF
EXCESS ACRES:	8.51	DATE:	01/11/10



