

**Suitable Sites for Retail Development  
Index of Land for Sale  
Oak Ridge, TN 37830  
First Quarter 2011**

<b>Property</b>	<b>Location</b>	<b>Zoning</b>	<b>Acreage/Square Footage</b>	<b>Description</b>	<b>Owner/Agent</b>
Centennial Village	Edgemoor Road	B-2/R-1B	24+ acres	Easy access to ORNL, B & W Y-12, and Turkey Creek in west Knoxville.	John Chilton Centennial Village Development 2 Weycliff Place Clinton, TN 37716 (865) 388-9185 johnrchilton@aol.com
Chinn Property	South Illinois Avenue at Lafayette Drive	R1-C	.6 acres	Located at the first traffic light as you enter Oak Ridge. Great visibility.	Rick Chinn R & R Properties 575 Oak Ridge Turnpike Oak Ridge, TN 37830 (865) 482-3602 rick@rrproperties.com
Chinn Property	690 Emory Valley Road	B-2	1.2 acres	Flat triangle shaped lot with road access on all sides.	Rick Chinn R & R Properties 575 Oak Ridge Turnpike Oak Ridge, TN 37830 (865) 482-3602 rick@rrproperties.com
Enclave Park	South Illinois Avenue	IND-1	32 acres	Prime development opportunity located just off Pellissippi Parkway.	Terry Wheeler/Walter Wise Central Park Development 422 South Illinois Avenue Oak Ridge, TN 37830 (865) 482-3131 terry@tkwheelerjewelers.com

All acreage and square footage amounts are approximate and subject to change without notice.

Oak Ridge Chamber of Commerce  
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Guilford Glazer Property	Rutgers Avenue at Main Street	B-2	4 parcels (a) 44,500 sq. ft. (b) 27,000 sq. ft. (c) 82,000 sq. ft. (d) 15,000 sq. ft.	Flat land located adjacent to Oak Ridge City Center.	Ann Fritts (865) 228-0572 annfritts@comcast.net
Eastland Center	Oak Ridge Turnpike at California Avenue	O-B/UB-2	12 acres	Located on a primary connector between interstates 40 and 75.	Rick Chinn R & R Properties 575 Oak Ridge Turnpike Oak Ridge, TN 37830 (865) 482-3602 rick@rrproperties.com
Jackson Crossing	Oak Ridge Turnpike at Monterey Road	UB-2	20 acres	Perfect for a shopping center. Surrounded by 150 residential lots and adjacent to park.	Nancy Stanley Realty Executives Associates 190 Purdue Avenue Oak Ridge, TN 37830 (865) 482-3232 nstanley@rltyxec.com
Monday Property	South Illinois Avenue	UB-2	40 acres	Located in the heart of the business district and suitable for any type of retail development.	Bob Monday Monday Realty 902 Kermit Drive Knoxville, TN 37912 (865) 219-9000 bob@mondayproperties.com
Oak Ridge Turnpike in front of DOE	Oak Ridge Turnpike at Laboratory Road	UB-2	4.61 acres	Located between a major employer and a multi-tenant high-rise office building. Near Home Depot.	Andrew Weathersbee Urbane Properties, LLC 135 Perrin Place Charlotte, NC (704) 335-3800 sandy@urbaneproperties.com

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Old Brown Drive-In	Oak Ridge Turnpike at East Division Road	UB-2	.85 acres	Flat lot located just across the street from Methodist Medical Center.	Mary Hildreth Hildreth Realty 206 Manhattan Avenue Oak Ridge, TN 37830 (865) 483-8476 maryhildreth@bellsouth.net
Patel Property	South Illinois Avenue		1.8 acres	Very close proximity to Wal-mart, Kroger and K-Mart.	Shalesh Patel 200 South Illinois Avenue Oak Ridge, TN 37830 (865) 293-7708
Rarity Oaks	Oak Ridge Turnpike at Southwood Lane	TND	5 acres	Far west Oak Ridge and is surrounded by large Traditional Neighborhood Development.	Rarity Companies, Inc. Mike Ross 1010 William Blount Drive Maryville, TN 37801 (865) 380-8000 info@rarityliving.com
Rarity Ridge	Oak Ridge Turnpike at Broadberry Avenue	TND	50+ acres	In the center of large TND and is adjacent to Interstate 40.	Rarity Companies, Inc. Mike Ross 1010 William Blount Drive Maryville, TN 37801 (865) 380-8000 info@rarityliving.com
Ridge Realty Property	Oak Ridge Turnpike	UB-2	2.18 acres	Located at traffic light near Sonic Drive-In and Home Depot.	Garrett B. Asher Ridge Realty Commercial 136 South Illinois Avenue Oak Ridge, TN 37830 (865) 483-4304 asher@rrc1.com

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The Summit	South Illinois Avenue at Centrifuge Way	Ind-2/O-2	80 acres	Located on Pine Ridge overlooking the City and offers a view of the Cumberland Mnts.	Sam Tate NAI Knoxville 10101 Sherrill Blvd. Knoxville, TN 37932 (865) 777-3030 state@naiknoxville.com
Therapy Center Property	South Illinois Avenue	B-2	1.38 acres	Across the street of Woodland Town center, proposed new retail development.	Roger Moore Sperry Van Ness/R.M. Moore 4713 Papermill Drive Knoxville, TN 37909 (865) 531-6400 roger.moore@svn.com
Woodland Town Center	South Illinois Avenue	UB-2 PUD Overlay	4 acres	Flat lot and one of the first parcels seen by commuters entering Oak Ridge.	Terry Wheeler/Walter Wise Central Park Development 422 South Illinois Avenue Oak Ridge, TN 37830 (865) 482-3131 terry@tkwheelerjewelers.com
	Laboratory Road	B-2	4 acres (3) lots	Adjacent to Home Depot development and large community college.	Roger Moore Sperry Van Ness/R.M. Moore 4713 Papermill Drive Knoxville, TN 37909 (865) 531-6400 roger.moore@svn.com

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