BW, box 37

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
F & S Properties, Inc. 1518 East Stewart's Lane Nashville, TN 37218	30-102	same

This instrument prepared by: Boult, Cummings, Conners & Berry
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

QUITCLAIM DEED

BOOK 8074 PAGE 354

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, JAMES A. LEWIS and wife, HILDA M. LEWIS, as to a one-half (½) undivided interest, DAVID F. SHERRILL and wife, FAY SHERRILL, as to a one-fourth (¼) undivided interest, and JAMES R. SHERRILL, JR. and wife, GAIL SHERRILL, as to a one-fourth (¼) undivided interest, all as tenants in common (the "Grantors"), by these presents hereby sell, assign, and quitclaim to F & S PROPERTIES, INC. (formerly known as Sherrill Properties, Inc.) (the "Grantee"), Grantee's successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 5440 Clarksville Pike.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property, including, without limitation, that certain Agreement for Dedication of Easement of record in Book 7464, page 187, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantors have executed this Deed this 26th day of March, 1990.

14151

IDENTIF. TREFERENCE

MAR 28 10 59 AM '90

DAVIDSON COUNTY TN.

x James A. Lewis
James A. Lewis

x Hilda M. Lewis
Hilda M. Lewis

x David F. Sherrill
David F. Sherrill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

x David F. Sherrill
Affiant

Subscribed and sworn to before me this 26th day of MARCH, 1990.

Wayne M. McIntuff
Notary Public
My Commission Expires: 1-23-93

Fay Sherrill

James R. Sherrill, Jr.

Gail Sherrill

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF, Notary Public, JAMES A. LEWIS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF, Notary Public, HILDA M. LEWIS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF, Notary Public, DAVID F. SHERRILL, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF Notary Public, FAY SHERRILL, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF, Notary Public, JAMES R. SHERRILL, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, WAYNE M. McINTURFF Notary Public, GAIL SHERRILL, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of MARCH, 1990.

Wayne M. McInturff
Notary Public

My Commission Expires: 1-23-93

EXHIBIT A

Beginning at a point in the northerly margin of the Clarksville Highway, being U.S. Highway 41-A and State Highway 112, said point being the southeastern corner of the Carney property; thence running South 54 degrees 40' East along the northerly margin of said Highway 129 feet to an iron pin; thence running North 36 degrees 15' East 250 feet to an iron pin; thence running North 61 degrees 45' West 275 feet to an iron pin on the Carney property line; thence running South 2 degrees 00' West 250 feet to the point of beginning, and containing 1.19 acres, more or less.

Being the same property conveyed to James A. Lewis and wife, Hilda M. Lewis, David F. Sherrill and wife, Fay Sherrill, James R. Sherrill, Jr. and wife, Gail Sherrill, by deed of record in Book 6106, page 880.

WP:LBLFSQD

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