QUITCLAIM DEED

LEGAL TITLE AND ESCROW, INC.
737 Market Street, Suite 400
Chattanooga, Tennessee 37402
(615) 756-4154
LT&E #960634, Store #230

Prepared by:
ROBERT L. BROWN, ATTORNEY
737 Market Street, Suite 400

July 10, 1996

In consideration of Ten Dollars ($10.00 and other considerations, the receipt and sufficiency of which are hereby acknowledged, GOLDEN GALLON, INC., a Tennessee corporation, hereinafter referred to as "Grantor", hereby grants and conveys to LYLE FINLEY AND ARNOLD TACKETT as Co-Trustees under the Revocable Trust Agreement of Lyle Finley dated October 12, 1982, recorded in Book 2855, Page 691, Register's Office of Hamilton County, Tennessee, as last amended October 16, 1992, recorded in Book 4059, Page 347, said Register's Office, with full power to convey, lease, mortgage, encumber or otherwise dispose of all or any part of the property hereby conveyed, or any interest therein, with no obligation on the purchaser, grantee or mortgagee to account for the distribution of the consideration paid therefor, hereinafter referred to as "Grantee", the following property:

All that tract or parcel of land lying and being in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto and made a part hereof.

Being the same property conveyed by Deed recorded in Book 9713, Page 705, in the Register's Office of Davidson County, Tennessee.

The description was taken from the prior deed. No survey was made.

TOGETHER WITH all rights appurtenant to said property to Grantee forever in **FEE SIMPLE.**

IN WITNESS WHEREOF, Grantor has executed this document under seal, as of the day and year first above written.

Golden Gallon, Inc., a Tennessee corporation

BY: Arnold Tackett
Arnold Tackett, Chairman

STATE OF TENNESSEE COUNTY OF HAMILTON

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared Arnold Tackett, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Chairman of Golden Gallon, Inc., a Tennessee corporation, and he as such officer executed the foregoing instrument for the purposes therein contained.

WITNESS my hand this 10th day of July, 1996.

Robert L Brown
Notary Public Robert L. Brown

Date of Expiration of Commission: 10/22/97

STATE OF TENNESSEE COUNTY OF HAMILTON

The undersigned Grantee swears or affirms that the actual consideration for this transfer, or the value of the property transferred is $10.00.

Arnold Tackett
Arnold Tackett, Co-Trustee

Signed and sworn to or affirmed before me this 10th day of July, 1996.

Robert L Brown
Notary Public Robert L. Brown

Date of Expiration of Commission: 10/22/97

96 JUL 31 AM 11:08
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0208962

1057 7/31 0101 03CHECK
8.00

Address of Grantee
Lyle Finley, Co-Trustee
6045 Century Oaks Drive
Chattanooga, TN 37416

Mail Tax Notice To:
SAME

Tax Map Parcel No.
148-10-133.00

GFT/960634.qcd1

LT&E #960634
Store #230

EXHIBIT A

Being a tract or parcel of real estate located in the First Civil District of Metropolitan Nashville - Davidson County, Tennessee and being more particularly described as follows:

Beginning at a iron pin found, said iron pin being the north west corner of the herein described property and the south west corner of the Duke Associates property as described in deed book 8044, page 591 of the Registers Office of Davidson County, Tennessee, said point being located on the east right-of-way of the relocated Ezell Road;

THENCE with the south line of Duke Associates South 75 Degrees 01 Minutes 50 Seconds East, a distance of 222.95 feet to a iron pin found;

THENCE South 12 Degrees 40 Minutes 00 Seconds West, a distance of 172.95 feet to a iron pin found at the south east corner of the Exxon Corporation property as described in deed book 8190 page 322 of the Registers Office of Davidson County, Tennessee;

THENCE North 65 Degrees 13 Minutes 13 Seconds West, a distance of 47.77 feet to a iron pin found;

THENCE South 23 Degrees 51 Minutes 08 Seconds West, a distance of 29.88 feet to a concrete right-of-way monument on the north right-of-way of Haywood Lane;

THENCE with the north right-of-way of Haywood Lane North 75 Degrees 07 Minutes 49 Seconds West, a distance of 110.34 feet to a chiseled "X" on the concrete;

THENCE North 14 Degrees 51 Minutes 50 Seconds East, a distance of 4.40 feet to a iron pin found;

THENCE around a curve to the right through a central angle of 15 Degrees 31 Minutes 58 Seconds, an arc distance of 30.63 feet, a radius of 113.00 feet and a chord bearing of North 66 Degrees 43 Minutes 24 Seconds West with a distance of 30.54 feet to a iron pin found;

THENCE around a curve to the right through a central angle of 53 Degrees 50 Minutes 23 Seconds, an arc distance of 31.01 feet, a radius of 33.00 feet and a chord bearing of North 31 Degrees 50 Minutes 07 Seconds West with a distance of 29.88 feet to a point;

THENCE around a curve to the right through a central angle of 17 Degrees 44 Minutes 31 Seconds, an arc distance of 59.76 feet, a radius of 193.00 feet and a chord bearing of North 03 Degrees 45 Minutes 37 Seconds East with a distance of 59.52 feet to a iron pin found;

THENCE with the east right-of-way of Ezell Road North 12 Degrees 41 Minutes 17 Seconds East, a distance of 106.81 feet to the POINT OF BEGINNING.

Containing 41,093 square feet or 0.94 acres, more or less.