THIS INSTRUMENT PREPARED BY: BOBBY D. DAVIS, ATTORNEY
MADISON TITLE COMPANY
101 SHEPHERD HILLS DRIVE
MADISON, TENNESSEE 37115

QUITCLAIM DEED

BOOK 10861 PG 893

ADDRESS NEW OWNER:
JACK DAVIS
3708 Moss Rose Dr
Nashville, TN 37216

SEND TAX BILLS:
Same

MAP 124
GROUP
PARCEL 84

THIS QUITCLAIM DEED made and entered into on the day and date last written by and bewteen T N AUTO MART, INC., hereinafter referred to as the "Grantor" and JACK DAVIS, A SINGLE PERSON, hereinafter referred to as the "Grantee":

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, T N AUTO MART, INC., has this day bargained, sold and quitclaimed unto EDDIE G. PATTERSON, A SINGLE PERSON, his successors and assigns, all their right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

> Land in the 4th Civil District of Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor No. 823 dated July 15, 1981 and revised October 10, 1983, and known as Job No. 83-340, as follows:
>
> Beginning at an iron pin on the southerly margin of Hobson Pike, said point of beginning being the Northeast corner of this tract and also being 248.48 degrees West of the intersection of the southerly margin of Hobson Pike and the original easterly line of the Belinda City, Inc. property, of which this is a part; thence leaving the margin of the said Hobson Pike South 06 degrees 54 minutes 25

seconds West 1200.03 feet to an iron pin; thence South 17 degrees 07 minutes 31 seconds West 493.21 feet to an iron pin in the line of the U. S. Government; thence with the Government line North 86 degrees 51 minutes 25 seconds West 271.65 feet to an iron pin on the southerly margin of said Pike; thence with the southerly margin of said Pike North 86 degrees 11 minutes 30 seconds East 391.20 feet to the point of beginning, containing 13.65 acres, more or less.

This conveyance is subject to and includes a 25 foot joint use easement for the purpose of constructing and maintaining water lines for this and other property, being more particularly described as follows:

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Beginning at an iron pin on the southerly margin of Hobson Pike, said point of beginning being the Northeast corner of the above described tract; thence with the margin of said Hobson Pike south 86 degrees 11 minutes 30 seconds West 830.48 feet to a point; thence crossing Hobson Pike North 09 degrees 14 minutes 44 seconds East 993.44 feet to a point on the southerly margin of Pugh Road; thence with the margin of the same North 83 degrees 32 minutes 39 seconds West 25.03 feet to an iron pin; thence leaving the margin of said Road and with a fence South 09 degrees 14 minutes 44 seconds West 998.03 feet to a point on the northerly margin of Hobson Pike; thence crossing said Hobson Pike and continuing South 09 degrees 14 minutes 44 seconds West 81.26 feet to a point on the southerly margin of said Pike; thence continuing South 09 degrees 14 minutes 44 seconds West 25.66 feet to a point; thence North 86 degrees 11 minutes 30 seconds East 857.21 feet to a point on the easterly line of the above described tract; thence with the easterly line North 06 degrees 54 minutes 25 seconds East 25.44 feet to the point of beginning.

Being the same property conveyed to T N Auto Mart, Inc. by Warranty Deed from Marshall Carter and Irene Carter, both unmarried of record in Book 8722, page 807, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO ANY AND ALL EASEMENTS RECORDED OR UNRECORDED AND ANY RESTRICTIONS RECORDED OR UNRECORDED.

THIS INFORMATION FURNISHED BY THE GRANTORS HEREIN AND NO TITLE SEARCH HAS BEEN DONE AND NO GUARANTY IS GIVEN TO THE VALIDITY OF THE TITLE HEREIN.

SAID property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned, has hereunto set his hand on this 28th day of March, 1998.

T N AUTO MART, INC.
BY: Eddie Patterson
TITLE: Pres.

STATE OF TENNESSEE
COUNTY OF Rutherford

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EDDIE PATTERSON, with whom I am personally acquainted and who acknowledged himself to be the OWNER of T N AUTO MART, INC., the within named bargainor, and that he executed the within instrument for the purposes therein contained by signing the name of the corporation as such T+N Auto Mart.

Witness my hand and official seal this 28th day of March, 1998.

Kim Reynolds
Notary Public

My Commission Expires:
7-22-2000



STATE OF TENNESSEE
COUNTY OF Davidson

The actual transfer or value, whichever is greater, for this transfer is -0-.

Jack Davis
AFFIANT

Subscribed and sworn to before me this 23 day of March, 1998.

Toni J. Eason
Notary Public

My Commission Expires:
1/27/2001

TONI J. EASON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

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0118917
IDENTIF. & REFERENCE

98 MAR 31 PM 12:04
FELIX Z. LIEBERMAN REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

3019 03/31 0101 01CASH 16.00