This instrument prepared by:

Harris A. Gilbert, Esq.
Wyatt, Tarrant & Combs
511 Union St., Suite 1500
Nashville, TN 37219

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel
CUMMINGS COURT, LLC Douglas Hirt, Chief Manager 5039 Hill Place Drive Nashville, TN 37205	SAME	148-0-0 Parcel 167 148-0-0 Parcel 225 148-0-0 Parcel 226 148-0-0 Parcel 227

For and in consideration of love and affection (and no monetary consideration) LM Company, owning a sixty-nine percent (69%) undivided interest, Melanie M. Hirt, owning a fourteen percent (14%) undivided interest and Deborah M. Wolfman, owning a seventeen percent (17%) undivided interest, hereinafter called the Grantors, by these presents do quitclaim and convey unto CUMMINGS COURT, LLC, hereinafter called the Grantee, its successors and assigns, all of their right, title, and interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

Tract No. 1:

Land in Davidson County, Tennessee, being a part of Lot 3 of Cummings Park, Section 2, of record in Book 4595, page 140, and as modified in Book 5060, page 113, Book 5190, page 69, Book 5190, page 265 and Book 5190, page 556, Register's Office of Davidson County, Tennessee; Lot 6, Antioch Business Park, Section 2, of record in Book 5190, page 265, said Register's Office; Lot 7, Section One, Antioch, Business Park, of record in Book 5190, page 69, said Register's Office, and Lots 8-A and 8-B on the Resubdivision of Section 3, Antioch, Business Park of record in Book 5190, page 556, said Register's Office, and being more particularly described as follows:

Part of Lot 3 of Cummings Park, Section 2: Being all of Lot 3 of Cummings Park Section 2, of record in Book 4595, page 140, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof. Included in the above description but specifically excluded herefrom are the following: (1) Cummings Court, a 60 foot right-of-way and cul-de-sac connecting to Cummings Park Drive as shown on the plan of Lot 7, Section One, Antioch Business Park, of record in Book 5190, page 69, said Register's Office; (2) a cemetery near the southeast corner of Lot 3 as shown on the plan thereof of record in Book 4595, page 140, said Register's Office; (3) a rectangular parcel at the southeast corner of Lot 3 being approximately 131.11 feet in length by approximately 27.08 feet in with as shown on Lot 3 of the Revised Plan of Antioch Center of record in Book 5060, page 113, said Register's Office; (4) Lot 6, Antioch Business Park, Section 2, as of record in Book 5190, page 265, said Register's Office; (5) Lot 7, Section One, Antioch Business Park, of record in Book 5190, page 69, said Register's Office; (6) Lots 8-A and 8-B on the Resubdivision of Section 3 of Antioch Business Park, of record in Book 5190, page 556, said Register's Office.

Lot 6, Antioch Business Park, Section 2: Beginning at a point on the westerly margin of Cummings Court, said point being the southeast corner of the herein described property and the northeast corner of the property marked Antioch Business Park for Future Development; thence leaving said court North 66 degrees 20 minutes 44 seconds West 301.51 feet to a point in the center of Mill Creek, thence running with the center line of Mill Creek North 35 degrees 01 minutes 40 seconds East, 60.0 feet to a point; North 38 degrees 42 minutes 35 seconds East 79.54 feet to a point; thence leaving the center of Mill Creek South 88 degrees 19 minutes 00 seconds East 259.38 feet to a point; thence South 1 degree 41 minutes 00 seconds West 189.09 feet to a point on the northerly margin of Cummings Court; thence running with said margin around a curve a distance of 76.24 feet to the point of beginning.

Lot 7, Section One, Antioch Business Park: Said Lot No. 7 fronts a total of 85.89 feet on the northerly side of Cummings Court and runs back 189.09 feet on the west lot line and 218.0 feet on the east lot line to a line in the rear which measures 80.0 feet thereon.

Lot 8-A and 8-B on the Resubdivision of Section 3, Antioch Business Park: Lot 8-A fronts a total of 92.53 feet on the northerly side of Cummings Court and runs back 218.00 feet on the west lot line and 218.88 feet on the east lot line to a line in the rear which measures 92.5 feet thereon.

Lot 8-B fronts 82.5 feet on the northerly side of Cummings Court and fronts 193.88 feet on the west side of Cummings Park Drive, said frontage being joined by a curve having a distance of 39.27 feet and runs back 218.88 feet on the west line and 107.5 feet on the north line to a point of intersection.

Being the same property conveyed to D & A Associates, a Partnership, by deed from Paul F. Durham and wife, Nadene H. Durham, and Ralph W. Stone and wife, Geraldine Autrey Stone, of record in Book 7121, page 434, Register's Office for Davidson County, Tennessee.

Included in the above description but specifically excluded therefrom is the following:

Being a parcel of land situated in Nashville, Davidson County, TN, said parcel being a portion of the same property conveyed to Steve Asbury by Deed of record in Book 7621, Page 231, R.O.D.C., TN and being more particularly described by metes and bounds as follows:

Beginning at a point situated at the southwest intersection of Cummings Park Drive and Cummings Court, said point being situated in the westerly margin of Cummings Park Drive;

Thence, along said road, S 01 41' 00" W, a distance of 104.10 feet to a concrete monument;

Thence, leaving said road, N 84 42' 39" W, a distance of 69.28 feet to a concrete monument;

Thence, S 02 26' 23" W, a distance of 66.09 feet to a concrete monument;

Thence, S 84 54' 16" E, a distance of 66.02 feet to a concrete monument;

Thence, N 87 49' 52" W, a distance of 126.97 feet to a concrete monument;

Thence, S 02 45' 08" W, a distance of 27.08 feet to a concrete monument;

Thence, N 88 18' 58" W, a distance of 112.49 feet to an iron pin;

Thence, N 02 32' 36' E, a distance of 207.55 feet to an iron pin situated in the southerly margin of Cummings Court;

Thence, around a curve to the right having a central angle of 27 32' 23", a radius of 120.0 feet, a tangent of 29.41 feet a total length of 57.68 feet to an iron pin;

Thence, S 88 19' 00" E, a distance of 160.50 feet to a concrete monument;

Thence, around a curve to the right having a central angle of 90 00' 00", a radius of 25.00 feet, a tangent of 25.00 feet, a total length of 39.27 feet to the point of beginning and containing 1.036 acres of land more or less.

Being the same property conveyed to LM Company, Melanie May Hirt, and Deborah May Wolfman by deed from Resolution Trust Corporation as receiver for Metropolitan Federal Savings and Loan Association, F.A. of record in Book 9113, Page 329, Register's Office for Davidson County, Tennessee.

108 Cummings Court, 148-0-0 Parcel 225
___ Cummings Court, 148-0-0 Parcel 226
___ Cummings Court, 148-0-0 Parcel 227

Tract No. 2:

Being a parcel of land in Nashville, 1st Civil District, 28th Councilmanic District, Davidson County, Tennessee, located on the westerly side of Cummings Park Drive, north of Cummings Court, being a part of Lot No. 1, as shown on the plan of Section Four Antioch Business Park, of record in Book 7900, page 683, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at a point in the westerly right of way line of Cummings Park Drive, said point being North 01 degrees 41 minutes 00 seconds East, 248.88 feet from the centerline of Cummings Court; thence leaving said right of way line with a severance line and the northerly line of Lot No. 2 as shown on said plan, North 88 degrees 19 minutes 00 seconds West, 539.38 feet to a point in the centerline of Mill Creek; thence with said centerline, North 38 degrees 42 minutes 35 seconds

East, 20.73 feet to a point; thence North 44 degrees 25 minutes 44 seconds East, 72.94 feet to a point in the southerly line of Lot No. 3 on said plan; thence leaving said line with the southerly line of Lot No. 3 as shown on said plan, south 88 degrees 19 minutes 00 seconds East, 477.09 feet to a point in the westerly right of way line of Cummings Park Drive; thence with said right of way line with a curve to the right, 6.04 feet to a point, said curve having a central angle of 05 degrees 46 minutes 18 seconds, a radius of 60.00 feet, a tangent of 3.02 feet and a chord of South 01 degree 12 minutes 09 seconds East, 6.04 feet; thence continuing with said right of way line, South 01 degree 41 minutes 00 seconds West, 64.08 feet to the point of beginning, containing 35, 720 square feet, more or less.

Being a portion of the same property conveyed to LM Company, Melanie May Hirt, and Deborah May Wolfman by deed from Antioch Associates, a Tennessee partnership, of record in Book 9344, Page 514, Register's Office for Davidson County, Tennessee.

100 Cummings Court, 148-0-0 Parcel 167

The legal description contained herein is the same as that contained in the previous deed of record.

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

This is improved property known as:

100 Cummings Court 148-0-0 Parcel 167
108 Cummings Court 148-0-0 Parcel 225
___ Cummings Court 148-0-0 Parcel 226
___ Cummings Court 148-0-0 Parcel 227

Witness our hands this the 11th day of June, 1996.

LM COMPANY

BY: Leon May

Melanie M. Hirt

MELANIE M. HIRT

Deborah M. Wolfman

DEBORAH M. WOLFMAN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Leon M. Jr., 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 Trustee of **LM COMPANY**, the within named bargainor, and that he as such Trustee being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ by himself as such Trustee.

Witness my hand and seal, at office in Nashville, Tennessee, this 17 day of June, 1999.

NOTARY PUBLIC AT LARGE

Commission Expires _____

NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

My Commission Expires MARCH 24, 2001

Personally appeared before me, Harris A. Gilbert, a Notary Public in and for said county and state, the within named **MELANIE M. HIRT,** the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17 day of June, 1999.

Commission Expires _____

HARRIS A. GILBERT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires MARCH 24, 2001

NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Harris A Gilbert, a Notary Public in and for said county and state, the within named **LEON MAY AS ATTORNEY-IN-FACT ON BEHALF OF DEBORAH M. WOLFMAN,** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument as the act and deed of Deborah M. Wolfman for the purposes therein contained by signing her name.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of January, 1999.

Commission Expires 3/29/2000

NOTARY PUBLIC

HARRIS A. GILBERT
NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is -0- ($0.00).

[redacted] Harris A. Gilbert

Subscribed and sworn to before me, this the 4th day of January 1999.

Commission expires:

_____

Susanne C. Pugh
NOTARY PUBLIC

H:\SP\HAG\MAYCUMMINGSLLC.DED (December 15, 1998; 11:52AM)

SUSANNE C. PUGH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 27, 2002

0532485
ENTIF. 4 REFERENCE

99 JAN -4 PM 3:06

ILL GARBELL REGISTER
DAVIDSON COUNTY, TN.

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