PICK-UP

Davidson County DEEDQC
Recvd: 05/08/02 14:50 3pgs
Fees:17.00 Taxes:0.00
20020508-0056966

QUITCLAIM DEED

FROM: TSC REALTY CAPITAL, L.P., a Tennessee limited partnership, **Grantor**

This instrument was prepared by:
Jeffrey R. King
Stites & Harbison PLLC
Suite 1900
SunTrust Center
Nashville, Tennessee 37219

TO: BARBARA EATHERLY, BILL OWEN and HOME TRUST PARTNERS **Grantees**

Address New Owner (s) as follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
c/o BARBARA EATHERLY 5616 OTTERSHAW Ct (NEW OWNERS) BRENTWOOD, TN. 37027		174-000-196.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is ZERO and ___/100 Dollars ($ -0-).

Barbara Eatherly
Affiant

Sworn to and subscribed before me, this 24th day of April, 2002.

Donna C. Littleton
Notary Public

My Commission Expires: 11/27/04

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, TSC REALTY CAPITAL, L.P., a Tennessee limited partnership (the "Grantor") does quitclaim unto BARBARA EATHERLY, BILL OWEN and HOME TRUST PARTNERS (the "Grantees"), their heirs, successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land in

Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is unimproved property known as Lot 1 on the Plan of Revised Section Two, The Crossings at Hickory Hollow.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

Witness my hand this 24TH day of April, 2002.

TSC REALTY CAPITAL, L.P.,
a Tennessee limited partnership

By: SC Capital, LLC, a Tennessee limited liability company

By: _____
Thomas S. Smith

Title: Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, JOHN HINES, a Notary Public of said County and State, personally appeared THOMAS S. SMITH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Manager (or other officer authorized to execute the instrument) of SC Capital, LLC, the general partner of TSC Realty Capital, L.P., the within named bargainor, a Tennessee limited partnership, and that he as such Chief Manager executed the foregoing instrument for the purposes therein contained, by signing the name of himself as Chief Manager of SC Capital, LLC, the general partner of TSC Realty Capital, L.P.

Witness my hand and seal, at Office, this 24TH day of April, 2002.

_____
Notary Public

My Commission Expires: 2-26-06

EXHIBIT A
(TO QUITCLAIM DEED)

MAP 174, PARCEL 196
PROPERTY DESCRIPTION

Being a tract of land in the southeast portion of Nashville Davidson County, Tennessee. Being Lot 2 of Plat of The Crossings at Hickory Hollow Section 3 recorded in Plat Book 9700, Page 199 in the Register's Office of David County, Tennessee (RODC, TN). Bounded on the north by U.S. Post Office at the Crossing at Hickory Hollow recorded in Plat Book 9700, Page 36 RODC, TN, on the east by Lot 1 of said Plat of The Crossings at Hickory Hollow Section 3, on the south by the Right-of-Way (ROW) of Crossings Boulevard and on the west by Lot 1 of the Plat of Revised Section Two The Crossing at Hickory Hollow Plat Book 7900, Page 229 RODC, TN. Described as follows:

POINT OF BEGINNING, being a found Iron Rod on the northern ROW of said Crossings Boulevard: Thence, along the eastern boundary of said Lot 1 of the Plat of Revised Section Two The Crossing at Hickory Hollow North 38° 14' 19" East 322.06 feet to a found Iron Rod; Thence, along the southern boundary of said U.S. Post Office at the Crossing at Hickory Hollow South 54° 41' 49" East 442.71 feet to a point; Thence, along the western boundary of said Lot 1 of Plat of The Crossings at Hickory Hollow Section 3 South 35° 18' 09" West 344.81 feet to a point on the northern ROW of said Crossings Boulevard, being on a curve to the right; Thence, along said ROW and curve having a Radius of 1382.72 feet, a Arc Length of 32.01 feet, a Delta Angle of 01° 19' 35" and a Chord Bearing and Distance of North 52° 25' 42" West 32.01 feet to a found Iron Rod; Thence, continuing along said ROW North 51° 45' 41" West 427.78 feet to the Point of Beginning.

Containing 150,446 Square Feet or 3.45 Acres.

Bearing referenced to Plat Book 7900, Page 511 RODC, TN.

Being the same property conveyed to TSC Crossings III, L.P. from TSC Realty Capital L.P. by Quitclaim Deed of record as Instrument No. 20001229-0127380, Register's Office of Davidson County, Tennessee. The property was previously conveyed by American General Realty Investment Corporation to TSC Realty Capital L.P. by Special Warranty Deed of record in Book 11647, Page 143, and Quitclaim Deed of record in Book 11647, Page 168, both in the Register's Office of Davidson County, Tennessee. It is also the same property transferred to Barbara Eatherly, William B. Owen and HomeTrust Partners by Final Decree Confirming Sale of record in Book 11688, Page 763, Register's Office of Davidson County, Tennessee.