Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Matana Co., L.L.C. 32 Annandale Nashville, TN 37215	Map 96-1, Parcel 8	Same

This instrument prepared by: Trajan H. Carney IV
Barrett Law Office, P.A.
3319 West End Avenue, Suite 600
Nashville, TN 37203

Davidson County DEEDQC
Recvd: 01/21/03 15:04 4pgs
Fees:22.00 Taxes:0.00

20030121-0008408

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **John Barker** (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to **Matana Co., L.L.C.** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land located in Davidson County, Tennessee, being more particularly described in Exhibits A and B, which are attached hereto and incorporated herein by reference, together with (i) all claims, actions, rights, easements, interests, privileges, tenements, and hereditaments appurtenant thereto, (ii) all buildings, structures, fixtures and other improvements located thereon, and (iii) all of Grantor's right, title and interest in and to the land upon which adjoining roads, streets, alleys, highways and rights-of-way are located (all of the foregoing being hereinafter collectively referred to as the "Property").

This is improved property known as 2733 Old Lebanon Road, being approximately 1.14 acre of land, Nashville, Davidson County, Tennessee.

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

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 7th day of January, 2003.

GRANTOR:

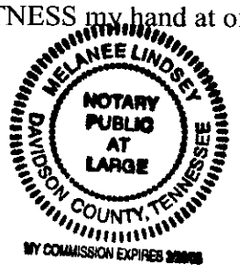
John Barker

John Barker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Melanee Lindsey, Notary Public, John Barker, with whom I am personally acquainted and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand at office this 7 day of January, 2003.



Melanee Lindsey
Notary Public
My Commission Expires: 3-26-05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

John Barker
Affiant

Sworn to and subscribed before me this 7 day of January, 2003.



Melanee Lindsey
Notary Public
My Commission Expires: 3-26-05

Exhibit A

LEGAL DESCRIPTION OF PREMISES

Beginning at an iron rod situated in the southerly margin of Old Lebanon Pike, said point also being the northwest corner of the Harwell Motor Company, Inc., property of record in Deed Book 4129, Page 480, R.O.D.C. TN;

Thence, leaving said road, S 10°10'04" W, a distance of 129.93 feet to an iron rod;

Thence, N. 80°00'51" W, a distance of 195.81 feet to an iron rod;

Thence, S 10°21'13" W, a distance of 182.29 feet to an iron rod situated in the northerly margin of New Lebanon Pike, U.S. Highway 70-N;

Thence, along said road, N 59°10'58" W, a distance of 11.75 feet to an iron rod;

Thence, along said road, N 20°26'32" E, a distance of 12.20 feet to an iron rod;

Thence, along said road, N 71°10'32" W, a distance of 70.08 feet to an iron rod;

Thence, leaving said road, N 13°15'26" E, a distance of 113.08 feet to an iron rod;

Thence, N 06°39'29" E, a distance of 147.00 feet to an iron rod;

Thence, along a curve to the left, having a central angle of 90°00'00", a radius of 25.00 feet, a tangent of 25.00 feet; a length of 39.27 feet and having a chord which bears N 38°20'31" W, a distance of 35.36 feet to an iron rod situated in the southerly margin of Old Lebanon Pike;

Thence, along said road, S 83°20'31" E, a distance of 199.12 feet to an iron rod;

Thence, along said road, along a curve to the right, having a central angle of 16°55'36", a radius of 358.52 feet, a tangent of 53.35 feet, a length of 105.92 feet and having a chord which bears S 74°52'43" E, a distance of 105.53 feet to the point of beginning and containing 49,646.179 square feet or 1.140 acres of land.

Being a portion of the same property conveyed to John Barker of record in Limited Warranty Deed No. 20020730-0091341 in the Register's Office for Davidson County, Tennessee.

Subject to that certain Easement Parcel described in Exhibit B attached hereto.

Exhibit B

LEGAL DESCRIPTION OF EASEMENT PARCEL:

Beginning at an iron rod situation in the northerly margin of New Lebanon Pike, said point also being the southwest corner of the Commerce Union Bank property of record in Deed Book 2395, Page 409, R.O.D.C., TN;

Thence, along said road, N 59°10'58" W, a distance of 11.75 feet to an iron rod;

Thence, along said road, N 20°26'32" E, a distance of 12.20 feet to an iron rod;

Thence, along said road, N 71°10'32" W, a distance of 70.08 feet to an iron rod;

Thence, leaving said road, N 13°15'26" E, a distance of 113.08 feet to an iron rod;

Thence, N 06°39'29" E, a distance of 147.00 feet to an iron rod;

Thence, along a curve to the left, having a central angle of 90°00'00", a radius of 25.00 feet, a tangent of 25.00 feet, a length of 39.27 feet and having a chord which bears N 38°20'31" W, a distance of 35.36 feet to an iron rod situated in the southerly margin of Old Lebanon Pike;

Thence, along said road, S 83°20'31" E, a distance of 132.16 feet to an iron rod;

Thence, leaving said road, along a curve to the left, having a central angle of 86°18'17", a radius of 25.00 feet, a tangent of 23.44 feet, a length of 37.66 feet and having a chord which bears S 53°30'21" W, a distance of 34.20 feet to an iron rod;

Thence, S 10°21'13" W, a distance of 110.69 feet to an iron rod;

Thence, S 10°21'13" W, a distance of 182.29 feet to the point of beginning and containing 22,961.194 square feet or 0.527 acres of land.

Being a portion of the same property conveyed to John Barker of record in Limited Warranty Deed No. 20020730-0091341 in the Register's Office for Davidson County, Tennessee.