ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.	This instrument has been prepared by:
Carrie S. Crossman et al.		Map: 034-09-0	Joseph V. Ferrelli
4420 Herbert Place	(same)		104 Woodmont Blvd.,#115
Nashville, TN 37215		Parcel: 175	Nashville, TN 37205

State of Tennessee}
County of Davidson}

The actual consideration of value, whichever is greater for this transaction, is $300,000.00

Brian M Jernigan
Affiant

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

Joseph V. Ferrelli
Notary Public

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE
JOSEPH V. FERRELLI
Notary Public, Davidson County, Tennessee
My Commission Expires July 24, 2004

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Davidson County DEEDWARR
Recvd: 02/11/03 14:45 3pgs
Fees:18.00 Taxes:1110.00
20030211-0018883

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **New World Imports Employee Profit Sharing Trust, Randolph M Lagasse, Trustee** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Carrie S. Crossman, a single person, and Brian M, Jernigan, a married person, as tenants in common and not as joint tenants with right of survivorship** (The "Grantee"), their heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Rivergate Station, Section Four, of record in Book 7900, page 18, Register's Office for Davidson County, Tennessee, and being more particularly described, according to a survey by Dale and Associates (Allen R. Trumbo – R.L.S. 1127), dated October 10, 1994, revised December 21, 1994, Job No. 88056 as follows:

BEGINNING at an iron pin situated in the easterly margin of Gallatin Pike, said point being the Southwest corner of the Robert O. Frensley property of record in Deed Book 7504, page 578, R.O.D.C., TN, said point also being the Northwest corner of the property herein described. Thence, with said Frensley property line, S 69° 24' 01" E, for a distance of 175.00 feet to an iron rod situated in the Northwest corner of the Turbo Investment property of record in Deed Book 8698, page 334, R.O.D.C., TN; Thence, with said Turbo Investment property line, S 20° 35' 59"

W, for a distance of 95.00 feet to an iron rod; Thence, S 82° 43' 06" W, for a distance of 148.73 feet to an iron rod; Thence, N 69° 24' 05" W, for a distance of 43.57 feet to an iron rod situated in the easterly margin of Gallatin Pike; Thence, along said road, N 20° 35' 55" E, for a distance of 54.59 feet to an iron rod; Thence, continuing along said road, with a curve to the right having a central angle of 00° 02' 12", a radius of 171,836.00 feet, a tangent of 55.03 feet, a length of 110.07 feet and having a chord which bears N 20° 37' 15" E, for a distance of 110.07 feet to the point of beginning and containing 24,230 square feet or 0.556 acres of land, more or less.

Being the same property conveyed to New World Imports Employee Profit Sharing from the Rivergate Station Joint Venture, a Tennessee General Partnership, by deed of record in Book 9596, page 115, said Register's Office.

This conveyance is subject to the following:

1. Taxes for the year 2003 and subsequent years.
2. Plan of record at Book 7900, page 18, said Register's Office.
3. Declaration of Covenants, Conditions, and Restrictions, of record in Book 7480, page 965, as amended in Book 7537, page 359, said Register's Office.
4. Declaration of Covenants, Conditions, and Restrictions, of record in Book 7625, page 632, said Register's Office.
5. Reciprocal Declaration of Easements and Uses Agreement of record in Book 7993, page 584, as amended in Book 9439, page 193, said Register's Office.
6. Declaration of Use Restrictions of record in Book 8431, page 12, as amended in Book 11609, page 322, said Register's Office.
7. Any and all other matters of public record.

This is unimproved property commonly known 1521 Gallatin Pike, Nashville, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, their heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 7TH day of February, 2003.

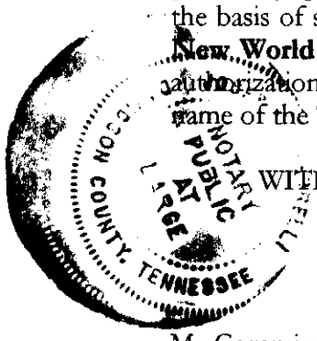
New World Imports Employee Profit Sharing Trust

By: Randolph M. Lagasse, trustee

Randolph M. Lagasse, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Randolph M. Lagasse, 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 **New World Imports Employee Profit Sharing Trust**, and that he as such Trustee, with proper authorization, executed the foregoing instrument for the purposes therein contained, by signing the name of the Trust in such capacity as Trustee.



WITNESS my hand and official seal at Nashville, Tennessee, this 7TH day of February, 2003.

Joseph V. Ferrelli
Notary Public

My Commission Expires:

JOSEPH V. FERRELLI
Notary Public, Davidson County, Tennessee
My Commission Expires July 24, 2004