THIS INSTRUMENT PREPARED BY AND RETURN TO:
Bryan K. Smith, Attorney
6410 Poplar Avenue, Suite 190
Memphis, TN 38119

Davidson County DEEDQC
Recvd: 03/03/03 12:25 2pgs
Fees:12.00 Taxes:0.00
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QUIT CLAIM DEED

Map 105-7
Parcel 443

THIS INDENTURE, made and entered into as of the 27th day of February, 2003 by and between STP Realty, a Tennessee general partnership composed of George W. Sammons, Sr. and Darien V. Pennington, the party of the first part, and Jack Sammons, Executor of the Estate of George W. Sammons, and Darien V. Pennington, collectively, the party of the second part,

W I T N E S S E T H:

That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey, remise, release, and quit claim unto the said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

SEE EXHIBIT A ATTACHED HERETO FOR A LEGAL DESCRIPTION OF PROPERTY

This conveyance is made by the party of the first part, in dissolution as a result of the death of George W. Sammons, and conveys to Jack Sammons, Executor of the Estate of George W. Sammons, deceased, an undivided 55.0% interest in the property described herein, and conveys to Darien V. Pennington an undivided 45.0% interest in the property described herein.

George W. Sammons died, testate, a resident of Shelby County, Tennessee on June 21, 2001, and his last will and testament was admitted to probate in the Probate Court of Shelby County, Tennessee, on July 17, 2001, under docket number C-4423 at which time Jack Sammons was duly appointed the executor of the estate of George W. Sammons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

S T P REALTY, a Tennessee general partnership

By: _____
Darien V. Pennington, General Partner

By: _____
Jack Sammons, Executor of the Estate of George W. Sammons, General Partner

****

STATE OF TENNESSEE, COUNTY OF SHELBY
Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared, Darien V. Pennington, to me known to be the persons described in the foregoing instrument and after first being duly sworn, acknowledged himself to be a general partner of STP Realty, a Tennessee general partnership and further acknowledged that he executed the above and foregoing instrument for the purpose therein contained by signing the name of the partnership by himself as such general partner.

WITNESS my hand and Notarial Seal at office this 27th day of February, 2003.

_____
Notary Public

My Commission Expires: My Commission Expires 9/1/2004

BRYAN K. SMITH NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN

STATE OF TENNESSEE, COUNTY OF SHELBY
I or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer $ 0

_____
Affiant

Subscribed and sworn to before me this 27th day of February, 2003.

_____
Notary Public

My Commission Expires: My Commission Expires 9/1/2004

STATE OF TENNESSEE, COUNTY OF SHELBY
Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Jack Sammons, personally known to me to be the person described in the foregoing instrument and who after first being duly sworn, acknowledged himself to be the Executor of the Estate of George W. Sammons, a further acknowledged that said George W. Sammons was a general partner of STP Realty, a Tennessee general partnership, and further acknowledged that the partnership interest of George W. Sammons is now held by his estate, and said Jack Sammons further acknowledged that he executed the foregoing instrument on behalf of said estate by himself as such executor.

WITNESS my hand and Notarial Seal at office this 27th day of February, 2003.

_____
Notary Public

My Commission Expires: My Commission Expires 9/1/2004

BRYAN K. SMITH NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN

PROPERTY ADDRESS: 1400 Third Avenue South
Nashville, TN 37210

PROPERTY OWNER AND ADDRESS:

Jack Sammons, Executor of the Estate of George W. Sammons and Darien V. Pennington
208 St. Albans Fairway
Memphis, TN 38111

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1, on the Plan of Tennessee Mat Subdivision, as shown on plat of record in Plat Book 7900, Page 787, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Together with a perpetual easement for any lawful purpose other than the erection of any permanent structure thereon (the "Easement") running with the land bordering Lot No. 2 on the Plan of Tennessee Mat Subdivision and more particularly described as follows:

Beginning at the northeasterly corner of Lot 2 on the Plan of Tennessee Mat Subdivision as of record in Plat Book 7900, Page 787, Register's Office of Davidson County, Tennessee; thence south 40 degrees 36 minutes 57 seconds east 11.00 feet to a point; thence south 48 degrees 54 minutes 18 seconds west 52.05 feet to a point; thence south 68 degrees 33 minutes 09 seconds west 32.72 feet to a point; thence north 48 degrees 54 minutes 18 seconds east 82.95 feet to the point of beginning, containing 742 square feet or 0.017 acres.

This being the same property conveyed to STP Realty, a Tennessee general partnership composed of George W. Sammons, Sr. and Darien V. Pennington by Deed of Record in Book 9458, Page 713, Register's Office of Davidson County, Tennessee.