THIS INSTRUMENT PREPARED BY:

Watkins, McGugin, McNeilly & Rowan, PLLC
214 2nd Avenue, North, Suite 300
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 05/27/03 10:00 3pgs
Fees:17.00 Taxes:0.00
20030527-0071116

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Simmons, Jr. 823 Old Lebanon Dirt Road Hermitage, Tennessee 37076	(same)	Map: 87 Pars: 2, 3

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $NONE

Affiant

SUBSCRIBED AND SWORN to before me this 21st day of May, 2003.

Notary Public

My Commission Expires: 9/24/05

JOHN L. VAN CLEAVE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, SIMMONS FAMILY LIMITED PARTNERSHIP, a Tennessee limited partnership having JAMES D. SIMMONS, JR. as its general partner, by these presents does hereby quitclaim and convey unto JAMES D. SIMMONS, JR., his heirs and assigns, all of its right, title and interest in and to certain real property in Davidson County, Tennessee, more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

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

WITNESS my hand this 21 day of May, 2003.

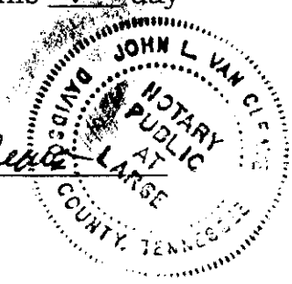
SIMMONS FAMILY LIMITED PARTNERSHIP

By: _____
James D. Simmons, Jr.
General Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, JOHN L. VAN CLEVE of the State and County aforesaid, personally appeared JAMES D. SIMMONS, JR., with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the general partner of SIMMONS FAMILY LIMITED PARTNERSHIP, the within named bargainor, a limited partnership, and that he as such general partner executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as general partner.

WITNESS my hand and official seal at Nashville, Tennessee, this 21st day of May, 2003.



Notary Public

My Commission Expires:

9/24/05

EXHIBIT A

Property Description

TRACT I

Land in Nashville, Davidson County, Tennessee, being more particularly described as follows: Beginning at a point being the southeast corner of Parcel 166 on Tax Map 87, thence North 87 degrees 44' 49" East 285.14 feet to an iron pin; thence South 09 degrees 53' 47" West 222.34 feet to an iron pin; thence South 09 degrees 07' 54" West 90.64 feet to an iron pin; thence South 80 degrees 21' 43" West 144.79 feet to an iron pin; thence North 23 degrees 29' 59" West 349.46 feet to an iron pin; thence North 88 degrees 45' 07" East 49.78 feet to the point of beginning, containing 1.74 acres, according to deed drawn by Volunteer Surveying, dated 08/26/97.

TRACT II

Land in the 4th Civil District of Davidson County, Tennessee, being part of Lot 4 on the Plan of Hagar Hollis Estate, of record in Plan Book 1, page 54, of the Chancery Court at Nashville, and beginning at a point in the center of the Nashville-Lebanon Dirt Road, 144 feet west of the R.H. Earheart's original southeast corner; thence with the meander of the said road 241 feet to a stone located at the N.W. Benson, a west boundary line; thence North with the N.W. Benson's west boundary line 217 feet to a gulley; thence West with the said gulley to a point 144 feet from the N.W. Benson's west boundary line; thence South 360 feet to the beginning corner, containing by estimation nearly one acre.

TRACT III

Land in the 4th Civil District of Davidson County, Tennessee, being part of lot 4 on the Plan of Hagar Hollis Estate, of record in Plan Book 1, page 54, of the Chancery Court at Nashville, the point of beginning for which is determined by beginning at an iron pin in the northerly margin of Old Lebanon Dirt Road; thence North 28 degrees 13 minutes 12 seconds West 72.25 feet to the point of beginning for the herein described tract; thence North 28 degrees 13 minutes 12 seconds West 76.62 feet to an iron pin; thence North 80 degrees 21 minutes 43 seconds East 50.00 feet to an iron pin; thence South 09 degrees 46 minutes 01 seconds West 77.00 feet to the point of beginning and containing 1815.6937 square feet or 0.0417 acres according to an unrecorded survey by Volunteer Surveying.

Being a portion of the property conveyed to Simmons Family Limited Partnership by deed from James D. Simmons, Sr., Edna R. Simmons and James D. Simmons, Jr. of record at Instrument Number 199912280307637, Register's Office for Davidson County, Tennessee.