Address New Owner	Map-Parcel Numbers	Send Tax Bills To:
Ben T. Johnson c/o 5717 Maudia Ave. Nashville, TN 37209	Map 91-12 Parcel 303	New Owner
This instrument prepared by: King & Ballow 315 Union Street, Suite 1100, Nashville, TN 37201		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, James M. Johnson ("Grantor"), by these presents does hereby quitclaim and convey to Ben T. Johnson (the "Grantee"), Grantee's heirs and assigns, all of Grantor's interest in that certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property"), and said Property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

STATE OF TENNESSEE)
COUNTY OF Davison)

The actual consideration or value, whichever is greater, for this transfer is $10.00.

Affiant

Subscribed and sworn to before me this 26th day of FEB, 2004.

[SEAL] LISA J. DUKE NOTARY PUBLIC AT LARGE CHATHAM COUNTY, N

Notary Public
My Commission Expires: 08/16/04

This is improved property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 26th day of FEB, 2004.

GRANTOR

JAMES M. JOHNSON

Davidson County DEEDQC
Recvd: 02/26/04 13:40 3pgs
Fees:17.00 Taxes:0.00

20040226-0021985

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 26th day of FEB, 2004, before me personally appeared JAMES M. JOHNSON, to me known to be the person described in and who executed the foregoing instrument for the purposes therein contained, and who acknowledged that he executed the same as his free act and deed.

~~Witness~~ my hand and seal, at office in NASHVILLE, Tennessee, this the 26th day of FEB, 2004.

Lisa J. Duke

NOTARY PUBLIC
[SEAL]

LISA J. DUKE
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TN

My Commission Expires: 08/10/04

EXHIBIT A

A tract of land located in Metropolitan Nashville and Davidson County, Tennessee being known as Parcel 303 on Map 91-12 of the Tax Assessor's Office for Davidson County, Tennessee, and also being known as Lot 2 on the Plan of "Key Subdivision," as of record in Plat Book 6900, page 727, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James M. Johnson, as tenant-in-common with Ben T. Johnson, from B&M Enterprises, a Tennessee general partnership, by deed of record in Instrument No. 20040226-0021984, Register's Office, Davidson County, Tennessee.