This instrument prepared by:
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222 Second Ave. North, Suite 310
Nashville, TN 37201
File #2004031

Davidson County DEEDQC
Recvd: 03/24/04 14:14 3pgs
Fees:17.00 Taxes:0.00
20040324-0033454

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) MPI Murfreesboro Pike, LLC	(NAME) Same	Map 149 – 03 B
(STREET ADDRESS) 2605 Elm Hill Pike, Suite E	(STREET ADDRESS)	Parcels 035 and 036 CO
(CITY) Nashville (STATE) TN (ZIP) 37214	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **MPI DYERSBURG, a Tennessee general partnership** by these presents does hereby quitclaim and convey unto **MPI MURFREESBORO PIKE, LLC, a Tennessee limited liability company,** its successors and/or assigns, all right, title and interest in and to the following described tract of land:

SEE EXHIBIT "A" ATTACHED HERETO

Together with the appurtenant easements contained in the Easement Agreement for Perpetual Reciprocal Easement and Declaration of Restrictive Covenants recorded in Instrument # 20040122-0008599, Register's Office of Davidson County, Tennessee and assigned in Assignment of Easement Agreement for Perpetual Reciprocal Easement and Declaration of Restrictive Covenants recorded in Instrument # 20040122-0008600, said Register's Office.

Being the same property conveyed to MPI Dyersburg, a Tennessee general partnership by deed from Robert H. Braswell and Will V. Braswell recorded in Instrument # 20040122-0008598 Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

Subscribed and sworn to before me this the 23rd day of March, 2004

Affiant

My commission expires My Commission Expires MAR. 31, 2007

(Affix Seal)

Notary Public

Witness our hand this 23rd day of March, 2004, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

MPI DYERSBURG, a Tennessee general partnership

By:
Its: General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kenneth Powers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, under oath, acknowledged himself to be the General Partner of MPI DYERSBURG, a Tennessee general partnership, the within named bargainor, that he executed the within instrument for the purposes therein contained on behalf of said partnership as General Partner.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of March, 2004.

Notary Public
My Commission Expires: My Commission Expires MARCH 7, 2007

JEFF BROWNING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

Encumbrances:

1. Real property taxes for 2004 and subsequent years.
2. All matters shown on the plats of record in Instrument # 200007280074429 and in Book 6250, page 193, Register's Office for Davidson County, Tennessee.
3. Right of Way Easement of record in Book 2905, page 315, Register's Office for Davidson County, Tennessee.
4. Easement Agreement for Perpetual Reciprocal Easement and Declaration of Restrictive Covenants of record in Instrument No. 20040122-0008599, Register's Office of Davidson County, Tennessee; assigned by Assignment of Easement Agreement for Perpetual Reciprocal Easement and Declaration of Restrictive Covenants of record in Instrument No. 20040122-0008600, said Register's Office.

Exhibit A

Land in Davidson County, Tennessee, located on the east side of Murfreesboro Road and north of Sleepy Hollow Drive, being Lots Nos. 58 and 59 on the Plan of Kendell Park, Phase One, of record as Instrument No. 200007280074429, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an iron pin found (IPF) at the northwesterly corner of Lot No. 58 of Phase One of Kendall Park Subdivision, as recorded by a Plat Book in the Register's Office for Davidson County, Tennessee, as Instrument No. 200007280074429; thence, with the southerly line of M.M. Family Partners, II, L.P., the following calls: S 84 deg. 56 min. 41 sec. E, 138.28 feet to an IPF; S 86 deg. 59 min. 24 sec. E, 117.65 feet to an iron pin set (IPS) at the northwesterly corner of the common area of said Phase One Kendall Park; thence, with the westerly line of the open space, the following calls: S 10 deg. 24 min. 59 sec. E, 126.21 feet to an IPS at the northeasterly corner of Lot No. 59 of said Phase One Kendall Park; S 10 deg. 24 min. 59 sec. E, 134.93 feet to an IPS at the southeasterly corner of Lot No. 59; thence, with the northerly line of Edge-O-Villa, as recorded by a Plat in Instrument No. 20010330-0030777, R.O.D.C.; S 88 deg. 56 min. 20 sec. W, 198.30 feet to an IPF at the southwesterly corner of Lot No. 59, said pin being easterly right of way of Murfreesboro Pike; thence, with said right of way the following calls: N 20 deg. 29 min. 10 sec. W, 158.47 feet to an IPS at the northwesterly corner of Lot No. 59; N 20 deg. 29 min. 10 sec. W, 139.24 feet to the point of beginning. Containing 1.37 acres, more or less, as surveyed by Arrowhead Survey, J. Mark Cantrell, TN RLS #1859, on September 30, 2003.

Being the same property conveyed to Robert H. Braswell and Will V. Braswell by deed from Kendall Park Partners, a Tennessee general partnership, of record in Instrument No. 200009250095012, Register's Office for Davidson County, Tennessee.