Davidson County DEEDQC
Recvd: 05/24/04 15:57 4pgs
Fees:22.00 Taxes:0.00
20040524-0060889

PICK-UP

THIS INSTRUMENT PREPARED BY:
Ron Dekelbaum, Esq.
12240 Inwood Road, Suite 300
Dallas, Texas 75244

Map 43-9
parcel 15

QUITCLAIM DEED

Address New Owner(s): 12240 Inwood Road, Suite 300, Dallas, Texas 75244
Send Tax Bills To: USRP Funding 2001-A, L.P., 12240 Inwood Road, Suite 300, Dallas TX 75244

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, USRP HOLDING CORP. ("**Grantor**") does hereby quitclaim and convey unto USRP Funding 2001-A, L.P. ("**Grantee**"), its successors and assigns, all of Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, and described more particularly on Exhibit "A" attached hereto and made a part hereof.

This is improved property known as 407 N. Gallatin Road, Madison, Tennessee.

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed as of this 28th day of April, 2004.

USRP HOLDING CORP.

By: Valerie S Siverling
Name: Valerie S. Siverling
Title: Secretary

STATE OF TEXAS)
)
COUNTY OF DALLAS)

The actual consideration for this transfer is $0.

Subscribed and sworn to before me this 28th day of April, 2004.

USRP HOLDING CORP., Affiant

By: Valerie S Siverling
Name: Valerie S. Siverling
Title: Secretary

Store #13396
Davidson County, TN

T.A.1.

STATE OF TEXAS)
)
COUNTY OF DALLAS)

Personally appeared before me, S, Elder, a Notary Public in and for said State and County, Valerie S. Siverling with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Secretary of USRP Holding Corp., the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS MY HAND AND SEAL this 28th day of April, 2004.

Notary Public, State of Texas

S. ELDER
MY COMMISSION EXPIRES
May 2, 2005

Store #13396
Davidson County, TN

EXHIBIT A

13396

Legal Description

The land in Davidson County, Tennessee, being more particularly described as follows:

Tract I:

A tract of land in the Second Civil District of Metropolitan Nashville, Davidson County, Tennessee (formerly the 11th Civil District of Davidson County, Tennessee), and being more particularly described as follows:

Beginning at a PK nail driven in concrete on the westerly margin of Gallatin Pike, U.S. 31-E, said PK nail being South 01 degrees 22 minutes 04 seconds West, 209.45 feet south of the southerly end of the return curve of Williams Avenue as measured along the westerly margin of Gallatin Pike; thence,

1. With the westerly margin of Gallatin Pike, South 01 degrees 22 minutes 04 seconds West, 50.0 feet to a PK nail at the northeast corner of the Bonnie Strickland and Evelyn G. Wood property, as evidenced in Deed Book 5650, Page 389, Register's Office of Davidson County, Tennessee (being Parcel 16 of this survey); thence,

2. With the north line of Strickland and Wood property, (Parcel 16), North 88 degrees 38 minutes 25 seconds West, 175.06 feet to an iron pin on the easterly margin of a 25-foot alley; thence,

3. With the easterly margin of said 25-foot alley, North 01 degrees 26 minutes 00 seconds East, 50.0 feet to an iron pin, the southwesterly corner of Harold E. Schmidt property, as evidenced in Deed Book 5033, Page 337, Register's Office of Davidson County, Tennessee; thence,

4. With the southerly line of Schmidt, South 88 degrees 38 minutes 25 seconds East, 175.00 feet to the point of beginning and containing 8,751 square feet or 0.201 of an acre.

Tract II:

A tract of land in the Second Civil District of Metropolitan Nashville-Davidson County, Tennessee (formerly the 11th Civil District of Davidson County, Tennessee), being part of Lot No. 1 on the map of the Division of the Gee Lands, as of record in Book 332, Page 74, Register's Office of Davidson County, Tennessee, and also being Lots 8 and 9 on the unrecorded map of the subdivision of the east part of Lot No. 1 of the Gee Lands.

Beginning at a PK nail on the westerly margin of Gallatin Road (U.S. 31-E), at the southeasterly corner of Parcel 15 of this survey; said point being South 01 degrees 22

minutes 04 seconds West, 259.45 feet from the southerly end of the return curve of Gallatin Road and Williams Avenue as measured along the westerly margin of Gallatin Road; thence,

1. With the westerly margin of Gallatin Road, South 01 degrees 22 minutes 04 seconds West, 9.5 feet to a PK nail set at the beginning of a curve; thence,

2. With said curve to the right (radius 2835.00 feet), southerly a distance of 94.77 feet to an existing iron pin at the northeasterly corner of the Pebble Hill Associates property, as evidenced in Deed Book 7270, Page 172, Register's Office of Davidson County, Tennessee; thence,

3. With the northerly line of the Pebble Hill Associates property, North 80 degrees 33 minutes 00 seconds West, 181.23 feet to a PK nail set on the easterly margin of a 25-foot alley; thence,

4. With the easterly margin of said 25-foot alley, North 06 degrees 23 minutes 20 seconds East, 68.00 feet to a PK nail set; thence,

5. North 01 degrees 26 minutes 00 seconds East, 11.0 feet to an iron pin at the southwesterly corner of Parcel 15 of this survey; thence,

6. With the southerly line of Parcel 15, South 88 degrees 38 minutes 25 seconds East, 175.06 feet to the point of beginning and containing 16,264 square feet or 0.373 of an acre.

LESS AND EXCEPT any portions of the such property conveyed or taken for rights of way for public streets or roads.

Being the same property conveyed to USRP Holding Corp. by deed of record in Instrument No. 20040524-0060888, RODC, TN.