THIS INSTRUMENT WAS PREPARED AT THE REQUEST OF GRANTOR WITHOUT THE BENEFIT OF TITLE SEARCH OR SURVEY BY:

LARRY B. HOOVER
ATTORNEY AT LAW
1208 17th AVENUE SOUTH
NASHVILLE, TENNESSEE 37212

Davidson County DEEDQC
Recvd: 09/09/04 14:45 3pgs
Fees:17.00 Taxes:0.00
20040909-0109245

ADDRESS NEW OWNER:
Rufina Burke Sims
48 Ray Street
Freeport, NY 11520

SEND TAX BILLS:
Rufina Burke Sims
48 Ray Street
Freeport, NY 11520

MORTGAGE:

MAP-PARCEL:
133-16-244

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid by the hereinafter named Grantee, in consideration of the parties' divorce, and for other good and valuable consideration, the receipt of all of which is expressly acknowledged, I, Gabe Ellis Sims, hereinafter called the Grantor, have bargained and sold and do hereby quitclaim and convey unto Rufina Burke Sims, hereinafter called the Grantee, her heirs successors and assigns, my right, title, and interest in and to the following described tract or parcel of land located at 4848 Shasta Drive, Nashville, Tennessee 37211, in Davidson County, Tennessee to wit:

> Land in Davidson County, Tennessee being Lot No. 2 on the Plan of Thomas J. Golliher Properties of record in Book 6050, Page 268, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description. Together with an easement for driveway purposes over a portion of Lot 1, said subdivision, as described in an instrument reference is hereby made for a more complete description of said easement.

Being the same property conveyed to Rufina Sims and Gabe Sims, Wife and husband, from Rufina B. Newball, an unmarried woman, by Quitclaim Deed, and of record in Document number 20030515-0066714, Register's Office for Davidson County, Tennessee.

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

This is improved property, known as 4848 Shasta Drive, Nashville, Tennessee 37211.

IN WITNESS WHEREOF, I have hereunto set my hand this the 13 day of August, 2004.

Gabe Sims
GABE ELLIS SIMS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Melodi Grisham, Notary Public, the within named GABE ELLIS SIMS, the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

SWORN and SUBSCRIBED to before me on this the 13 day of August, 2004.

MELODI L. GRISHAM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

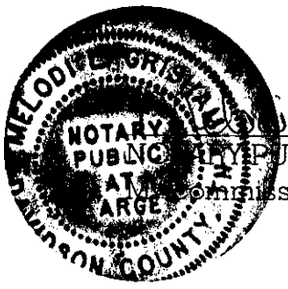
Melodi Grisham
NOTARY PUBLIC
My commission expires: 11-25-06

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Zero Dollars ($0.00).

Gabe Sims
AFFIANT

SWORN and SUBSCRIBED to before me on this the 13 day of August, 2004.



NOTARY PUBLIC
My commission expires: 11-25-06