(1)

mail to:
MID-STATE TITLE & ESCROW, INC.
128 HOLIDAY COURT
SUITE 125
FRANKLIN, TN 37067
(615) 790-3156

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP-PARCEL NO .
Allan L. Rappuhn, et al	Same	Map: 96
920 Florence Boulevard		
Florence, AL 35630		Parcel: 57
This instrument prepared by: Joseph V. Ferrelli, Attorney 102 Woodmont Blvd., Suite 200, Nashville, TN 37205		

QUITCLAIM DEED

Know all persons by these presents, Stewartwood Plaza Investors, LLC, an Alabama Limited Liability Company, (hereinafter referred to as the "Grantor"), does hereby bargain, sell, quitclaim and convey unto Allan L. Rappuhn, as to an undivided one-half interest, and Russell L. Carbine, as to an undivided one-half interest, (hereinafter referred to as the "Grantees"), all of Grantor's interest in the following described real estate located in Davidson County, Tennessee, to wit:

SEE EXHIBIT A.

This is improved property known as 557 Stewarts Ferry Pike, Nashville, Tennessee 37214.

This conveyance is subject to the following:

SEE EXHIBIT B

Davidson County DEEDQC
Recvd: 10/25/05 09:59 4 pgs
Fees:22.00 Taxes:0.00
20051025-0128570

STATE OF TN
COUNTY OF DAVIDSON

The actual consideration of value, whichever is greater for this transfer is $0.00.

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE EXPIRES 9/19/08

Susan J Bates
Affiant

Subscribed and sworn to before me this 19th day of October, 2005.

Joseph V. Ferrelli
Notary Public

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed the 19TH day of October, 2005.

STEWARTWOOD PLAZA INVESTORS, LLC

By: _____
ALLAN L. RAPPUHN, Member

By: _____
RUSSELL L. CARBINE, Member

STATE OF Alabama)
COUNTY OF Lauderdale)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Allan L. Rappuhn and Russell L. Carbine, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be Members of Stewartwood Plaza Investors, LLC, and that they as such Members, with proper authorization, executed the foregoing instrument for the purposes therein contained, by signing the name of the Limited Liability Company in such capacity as Members.

WITNESS my hand and official seal at Lauderdale Co., Alabama this 19th day of October, 2005.

_____
NOTARY PUBLIC

My Commission Expires: 7/8/06

EXHIBIT A

Land Description

Being a parcel of land lying in Davidson County, Tennessee, being all of the property as shown as Phase Two, Lot One on the plan of Revised Stewartwood, as recorded in Book 6900, Page 369, R.O.D.C., TN, and being more particularly described as follows:

Beginning at an old P.K. nail, a common corner to Bobby Shoffner, as recorded in Instrument No. 20031028-0158760, R.O.D.C., TN, and in the North margin of Stewarts Ferry Pike;

Thence with the north margin of Stewarts Ferry Pike, North 76 Degrees 39 Minutes 01 Seconds West, 149.03 feet to an iron rod (old) corner to Property Development, Book 7738, Page 140, R.O.D.C., TN;

Thence, with the line of Property Development, North 08 Degrees 29 Minutes 37 Seconds East, 110.25 feet to an old iron rod;

Thence, North 81 Degrees 29 Minutes 11 Seconds West, 66.44 feet to an old iron rod;

Thence, North 08 Degrees 26 Minutes 01 Seconds East, 50.05 feet to a found chiseled "X" in a concrete sidewalk;

Thence, North 81 Degrees 37 Minutes 23 Seconds West, 64.48 feet;

Thence, North 58 Degrees 19 Minutes 18 Seconds West, 147.61 feet to the centerline of McCory Creek, said point being in the East line of Northlake Partners as recorded in Inst. #20041006-0120353, R.O.D.C., TN, passing a new witness nail at 10.00 feet, for the aforementioned corner, and passing an old iron rod 122.61 feet, said monument witnessing the centerline of McCory Creek at 25.00 feet;

Thence, with the centerline of McCory Creek and the line of Northlake Partners with the following 5 calls:

North 32 Degrees 15 Minutes 42 Seconds East, 189.32 feet;
North 43 Degrees 46 Minutes 21 Seconds East, 172.22 feet;
North 47 Degrees 18 Minutes 11 Seconds East, 180.52 feet;
North 58 Degrees 27 Minutes 00 Seconds East, 61.53 feet;
North 76 Degrees 19 Minutes 50 Seconds East, 85.79 feet, a point in the West line of Hickory Bend Methodist Church Trustees, as recorded in Book 4091, Page 946, R.O.D.C., TN;

Thence, South 08 Degrees 30 Minutes 57 Seconds West, 757.39 feet, passing an old iron rod witnessing the centerline of said creek at 25.00 feet to the Point of Beginning and continuing an area of 185,366 Square Feet, or 4.26 Acres.

All in accordance with a survey dated September 21, 2005 performed by Weatherford and Associates, Paul G. Weatherford, Surveyor, TN R.L.S. #1941.

Being the same property conveyed to Stewartwood Plaza Investors, L.L.C., an Alabama Limited Liability Company, Book 10307, Page 367, R.O.D.C., TN.

EXHIBIT B

1. Taxes for the year 2005 and subsequent years constitute a lien, but are not yet due and payable. 2004 county taxes in the amount of $21,984.00 were paid on December 31, 2004.

2. The Plan of record in Plat Book 6900, page 369, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, certain notes, setback lines and easements.

3. Deed of Trust of record in Instrument No. 20031111-0165098, Register's Office for Davidson County, Tennessee.

4. Assignment of Rents and Leases of record in Instrument No. 20031111-0165099, Register's Office for Davidson County, Tennessee.

5. Restrictive Covenants and Easements of record in Book 7444, page 63, Book 8659, pages 284 and 286, Register's Office for Davidson County, Tennessee.

6. TVA Line easement of record in Book 1303, page 30, Register's Office for Davidson County, Tennessee.

7. Sanitary Sewer easement of record in Book 4772, page 720, Register's Office for Davidson County, Tennessee.

8. Reciprocal easement and Restrictive Covenants of record in Book 7444, page 72, Register's Office for Davidson County, Tennessee.

9. Deed of Conveyance for Water Mains of record in Book 8127, page 777, Register's Office for Davidson County, Tennessee.

10. Right of Way easement of record in Book 6813, page 244, Register's Office for Davidson County, Tennessee.