Return to:

REALTY TITLE & ESCROW CO. INC
5111 Maryland Way, Suite 101
Brentwood, TN 37027

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Davis M. Carr 4401 Beacon Drive Nashville, TN 37215	Map 156, Parcel 70	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 1600 Division Street, Suite 700, Nashville, Tennessee 37203		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, I, **JULIA C. STEWART** (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to **DAVIS H. CARR** (the "Grantee"), Grantees' heirs and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "Property"):

This is improved property located at 7740 Old Harding Pike, Nashville, Tennessee 37221.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 30th day of January, 2007.

JULIA C. STEWART

STATE OF TENNESSEE
COUNTY OF Davidson

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

Affiant

Subscribed and sworn to before me this 30th day of JANUARY, 2007.

Notary Public

My Commission Expires: NOV. 22, 2008

SANDRA K. NAPLES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

Davidson County DEEDQC
Recvd: 02/15/07 11:17 3 pgs
Fees:17.00 Taxes:0.00

20070215-0019333

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, SANDRA K. NAPLES, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **JULIA C. STEWART**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in, NASHVILLE DAVIDSON County, Tennessee, this the 30th day of January, 2007.

Sandra K. Naples
Notary Public

My Commission Expires:
Nov. 22, 2008

SANDRA K. NAPLES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

EXHIBIT A

Land in the 35th Councilmanic District of Nashville, Davidson County, Tennessee, being Parcel Number 70 on Davidson County Property Map 156 and being more particularly described as follows:

Beginning at a point on the westerly right-of-way of Old Harding Pike, being the southeast corner of proposed Lot 1 of Towne Hill Subdivision; thence, following said right-of-way South 04 deg. 50 min. 34 sec. East 172.41 feet to an iron rod at the end of a rock wall, being the northeast corner of the property conveyed to Albert J. Krietner as of record in Deed Book 8686, page 74, Register's Office for Davidson County, Tennessee; thence leaving said right-of-way and following the northerly boundary of said Kreitner property South 88 deg. 46 min. 14 sec. West 575.04 feet to an iron rod in a fence corner, being the southeast corner of Poplar Creek Estates-Section One, as of record in Plat Book 6250, page 647, Register's Office for Davidson County, Tennessee; thence, following said Poplar Creek Estates easterly boundary North 13 deg. 27 min. 76 sec. East 289.36 feet to a concrete monument (old); thence South 89 deg. 59 min. 52 sec. East 254.32 feet to a point; thence, North 88 deg. 57 min 51 sec. East 184.02 feet to a point; thence, South 86 deg. 50 min. 28 sec. East 30.99 feet to a point, being the northwest corner of the aforementioned proposed Lot 1; thence, following the westerly boundary of said Lot 1, South 04 deg. 50 min. 34 sec. West 111.91 feet to a point; thence, following the southerly boundary of said Lot 1, North 85 deg. 09 min. 26 sec. East 149.53 feet to the point of beginning.

Also included in this conveyance is an ingress/egress access easement across the future development property for the use and benefit of proposed Lot 1, being 35 feet wide and parallel to the southerly boundary of said Lot 1 and extending 100 feet from the westerly right-of-way of Old Harding Pike.

Containing 149,481 square feet or 3.43 acres.

Being the same property conveyed to Davis H. Carr and Julia C. Stewart, as tenants in common with right of survivorship by deed of record as Instrument No. 20000523-0051371.