ADDRESS NEW OWNER AS FOLLOWS:
Howard Phipps
36th Floor
245 Park Avenue
New York, New York

SEND TAX BILLS TO:
Same

BOOK 4556 PAGE 112

Map. 34-2
Par. 77
Map. 26-14
Par. 23
Pcl

QUITCLAIM DEED

For and in consideration of the sum of ONE ($1.00) DOLLAR, cash in hand paid by HOWARD PHIPPS, hereinafter referred to as the GRANTEE, and other good and valuable considerations, receipt of which is hereby acknowledged, EMMAT PROPERTIES CORP., a New York corporation, hereinafter referred to as the GRANTOR, by these presents does transfer and quitclaim unto the said GRANTEE, its successors and assigns, all of the interest of the GRANTOR in and to the buildings and improvements, excluding the land, located on a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:-

NOV24F MISC A* 6.00 * 6.00

Land in the 10th Civil District of Davidson County, Tennessee, being part of Lot No. 1 and 2 on the unrecorded plan of the land of P. J. Moran, deceased, part of Lots Nos. 3, 4, 5, 6, 7, 11, 12, 13, 14, 33, 34, 35, 36, 37 and part of Walnut Street, now closed on the Plans of North Edgefield Junction, of record in Book 57, page 48, Register's Office for said County, described according to a survey made by Barge Waggoner and Sumner, October 13, 1969, and revised October 15, 22, 24 and November 4, 13, 20 and 24, 1969, more particularly bounded and described in Schedule "A" annexed hereto and by this reference made a part hereof.

TOGETHER with the appurtenances and all the estate and rights of the GRANTOR in and to the buildings and improvements; TO HAVE AND TO HOLD the buildings and improvements herein granted unto the GRANTEE, the heirs or successors and assigns of the GRANTEE forever.

The buildings and improvements were conveyed to Emmat Properties Corp. by deed from Peerage Equities Corporation, of even date, and intended to be recorded in the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the GRANTOR has duly executed this deed the 23rd day of November, 1971.

In Presence of:

Martin Gold

Stephen L. Kaufman

EMMAT PROPERTIES CORP.

By: W W Moore
WILLIAM W. MOORE
VICE PRESIDENT

ATTEST:

STATE OF NEW YORK)
COUNTY OF NEW YORK) The actual consideration or value, whichever is greater, for this transfer is no consideration. Subscribed and sworn to before me this the 23rd day of November, 1971.

W W Moore
Affiant

MARTIN GOLD
Notary Public, State of New York
No. 60-6555915
Qualified in Westchester County
Certificate Filed in New York County
Commission Expires March 30, 1972

Martin Gold
Notary Public

THIS INSTRUMENT WAS PREPARED BY:
DREYER & TRAUB
90 PARK AVENUE
NEW YORK, N. Y. 10016

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STATE OF NEW YORK)
: SS.:
COUNTY OF NEW YORK)

On this 23rd day of November, 1971, before me appeared WILLIAM W. MOORE , to me personally known, who, being by me duly sworn, did say that he is the Vice-President of EMMAT PROPERTIES CORP., and that the seal affixed to said instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said WILLIAM W. MOORE acknowledged said instrument to be the free act and deed of said corporation.

Notary Public

MARTIN GOLD
Notary Public, State of New York
No. 60-6555915
Qualified in Westchester County
Certificate Filed in New York County
Commission Expires March 30, 19[illegible]

BOOK 1556 PAGE 114

SCHEDULE "A"

Tract No. 1

Being a parcel of land located in the 10th Civil District, Davidson County, Tennessee, lying north of Gallatin Road and east of Two Mile Pike, more particularly described as follows:

Beginning at a point in the northerly margin of Gallatin Road 35 feet easterly from the centerline of Cude Lane extended;

Thence, N 41° 55′ W, 258.47 feet to a point;

Thence, N 15° 30′ E, 1,325.33 feet to a point;

Thence, S 27° 00′ E, 102.82 feet to a point;

Thence, S 16° 26′ E, 422.00 feet to a point;

Thence, S 18° 42′ E, 635.08 feet to a point in the northerly margin of Gallatin Road;

Thence, with said margin of Gallatin Road along a curve to the right having a central angle of 1° 25′ 54″, a radius of 2,835.00 feet, a distance of 70.84 feet to a point;

Thence, continuing with Gallatin Road S 57° 23′ 56″ W, 421.70 feet to the beginning of a curve to the left;

Thence, around said curve to the left having a central angle of 10° 03′ 22″, a radius of 985.00 feet, 172.88 feet to the point of beginning.

Containing 11.82 acres, more or less.

Tract No. 2

Being a parcel of land in the 10th Civil District, Davidson County, Tennessee, located north of Gallatin Road and east of Two Mile Pike, more particularly described as follows:

Beginning at a point on the westerly line of a 50 ft. roadway owned by Marvin Barry, et al., Book 3937, Page 973, R.O.D.C., Tenn., N 18° 42′ W, 608.80 feet from the northerly margin of Gallatin Road;

Thence, N 22° 00′ W, 430.00 feet to a point;

Thence, N 27° 00′ W, 160.51 feet to a point;

Thence, N 07° 40′ E, 253.10 feet to a point;

Thence, S 82° 20′ E, 305.89 feet to a point on the said westerly line of Barry's roadway;

Thence, with same S 07° 48′ W, 758.30 feet to the point of beginning.

Containing 3.48 acres, more or less.

Tract Nos. 1 and 2 contain a total area of 15.30 acres, more or less.

B 39108
IDENTIF. REFERENCE
Nov 24 2 03 PM '71
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.