This instrument prepared by
Gullett, Steele, Sanford & Robinson
Home Federal Bldg.
Nashville, Tn. 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ NONE .

Affiant

Subscribed and sworn to before me this 5th day of Dec., 1977.

Notary Public

My Commission Expires: 8-6-80

DEC-6 MISC B* 6.00 * 6.00

Address new owners as follows:
Eskind-Freeman Joint Venture
P. O. Box 1182
Nashville, Tennessee
37202

Sent Tax Bills To:
Same

Map-Parcel Numbers:
To be assigned

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that JACK WRIGHT ROBINSON, TRUSTEE, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold and hereby conveys and forever quitclaims unto ESKIND-FREEMAN JOINT VENTURE, its successors and assigns, all right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

TRACT ONE:

Land in Davidson County, Tennessee, being parts of Lots No. 2 and 3 on the Plan of D. B. Cooper's Addition to East Nashville, as of record in Book 57, page 154, said Register's Office, and described as follows:

Being at a point in the southerly margin of the Louisville and Nashville Railroad right-of-way, 25 feet south of the southerly margin of Davidson (formerly Duncan Street) and South 85 deg. 15 min. East 112 feet from the northwest corner of the property conveyed to Tennessee Beer Company, Inc., by deed of record in Book 1428, page 268, said Register's Office, and being the northeast corner of the property conveyed to Valley Properties, Inc., by deed from Edna Gunn Little, of record in Book 3428, page 419, said Register's Office; thence along the easterly margin of said Valley Properties, Inc., property, south 4 deg. 45 min. West 564

feet, more or less, to the low water mark of the Cumberland River; thence easterly along said low water mark, 201.3 feet more or less, to a point; thence North 4 deg. 45 min. East 541 feet, more or less, to a point in the south margin of said Railroad right-of-way; thence along said Railroad right-of-way North 85 deg. 15 min. West 200 feet to the beginning.

Being the same property conveyed to Jack Wright Robinson, Trustee, by quitclaim deed from Eskind-Freeman Joint Venture of record in Book 5113, page 779 Register's Office for Davidson County, Tennessee.

TRACT TWO:

Land in the First (1st) Civil District of Nashville, Davidson County, Tennessee, being part of Lots No. 3 and 4 on the map of D. B. Cooper's Addition to East Nashville, as of record in Plat Book 57, page 154, said Register's Office, as described in a survey made by Barge, Waggoner and Summer on April 30, 1970.

Beginning at the intersection of the south right-of-way of the Louisville and Nashville Railroad, and the west right-of-way of Interstate I-65 (Tenn. Dept. Hwy. Proj.) # I-65 - 3 (1) 83; thence South 3 deg. 37 min. East 332.5 feet with the west right of Interstate I-65 to an iron pin, a witness point continuing South 3 deg. 37 min. East 51.2 feet, more or less, to the low water mark of the Cumberland River, in all 383.7 feet, more or less; thence South 78 deg. 24 min. West 605.29 feet, more or less, with the low water mark of the Cumberland River to a point; thence North 4 deg. 45 min. East 49.6 feet, more or less, to an iron pin, a witness point, continuing North 4 deg. 45 min. East 500.4 feet with boundary of the property conveyed to Noah Liff, et al., and Richard Eskind, recorded in Deed Book 4028, page 395, said Register's Office, to a point in the south right-of-way line of the Louisville and Nashville Railroad Company, in all 549.9 feet; thence South 85 deg. 15 min. East 525.0 feet, more or less, with the south right-of-way line of the Louisville and Nashville Railroad Company to the point of beginning, containing 5.95 acres, more or less, or 259,352 square feet, more or less.

Being the same property conveyed to Jack Wright Robinson, Trustee, by quitclaim deed from Eskind-Freeman Joint Venture of record in Book 5113, page 779, Register's Office for Davidson County, Tennessee.

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

WITNESS my hand this 5th day of December, 1977.

Jack Wright Robinson

Jack Wright Robinson, Trustee

E 40269

IDENTIF. REFERENCE

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DEC 6 11 32 AM '77

FELIX Z. ZULLO REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Kenneth L. Campbell, a Notary Public in and for said State and County, the within named Jack Wright Robinson, Trustee with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of December, 1977.

Kenneth L. Campbell
Notary Public

My Commission Expires:

August 6, 1980

