This Instrument Prepared By:
Dale L. Stegall
Harwell Barr Martin & Sloan
400 Home Federal Building
Nashville, Tennessee 37219

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QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.:
The Cumberland Group P. O. Box 2861 Nashville, Tennessee 37219	Same	93-24 #19 5W-1010

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, HORTON W. HORTON, TRUSTEE (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto THE CUMBERLAND GROUP, a Tennessee general partnership (the "Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, known as City No. 176 Second Avenue, North, Nashville, being part of Lot No. 12 on the plan of the original Town of Nashville, not of record, described according to a survey of Z. J. Wilkinson, Surveyor, dated February 4, 1951, as follows:
>
> Beginning on the easterly margin of Second Avenue, North, formerly Market Street, at the southwest corner of the property conveyed to Nashville Trust Company, Trustee, for Mrs. Anna Cole Weaver, by deed from Jos. M. Warren, Jr., of record in Book 619, page 316, Register's Office for Davidson County, Tennessee, being 116.8 feet south to the southerly line of said Weaver Property, eastwardly 208 feet to the westerly margin of First Avenue, North, formerly Front Street; thence with said Avenue, southwardly 33 feet to the center of a party wall, the northeast corner of the property conveyed to Charles Nelson by deed from G. H. Wessell and wife, of record in Book 132, page 175, Register's Office for Davidson County, Tennessee; thence with the center of said wall, Nelson's northerly line westwardly 208 feet to the easterly margin of Second Avenue, North; thence with said Avenue, northwardly 33 feet to the beginning.
>
> Being the same property conveyed to Horton W. Horton, Trustee, by deed from 176 Development Company, a general partnership composed of William L. Berkley and James D. Woolems, of record in Book 5578, page 657, Register's Office for Davidson County.

This conveyance is made subject to the following:

1. 1980 property taxes, which are assumed by the Grantee herein.

This is improved property, known as 176 Second Avenue, North, Nashville, Tennessee 37201.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever. And he does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except as above stated.

And he does further covenant and bind him, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand this 15 day of September, 1980.

Horton W. Horton, Trustee
HORTON W. HORTON, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Horton W. Horton, Trustee, the bargainor, 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 15th day of September, 1980.

Phyllis L. Howard
Notary Public

My commission expires:

My Commission Expires Jan. 22, 1984

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10.00.

Horton W. Horton, Trustee
Horton W. Horton, Trustee

Subscribed and sworn to before me, this 15th day of September, 1980.

Phyllis L. Howard
Notary Public

My commission expires:
My Commission Expires Jan. 22, 1984

JOINDER OF SPOUSE

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned spouse of Horton W. Horton hereby consents to this transfer and joins herein for the purpose of waiving any rights she may have to the subject property.

Iris Anne Horton
IRIS ANNE HORTON

Subscribed and sworn to before me, this 16th day of September, 1980.

Phyllis L. Howard
Notary Public

My commission expires:
My Commission Expires Jan. 22, 1984

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

RUSH

G.O. 8451

IDENTIF. REFERENCE

SEP 18 12 01 PM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

3115 3/13 1.00 1.00