QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nature Conservancy	Same	Map: 106-16
(NAME:) P. O. Box 3017	(NAME:)	Parcel: 68
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37217	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 5829 PAGE 504

THIS INSTRUMENT WAS PREPARED BY:

Theodore H. Pailet
Attorney at Law
1906 South Street
Nashville, TN 37212

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR ~~TRUE VALUE, WHICHEVER IS GREATER~~, FOR THIS TRANSFER IS $ 10
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF Dec. 1981.
Deputy Register

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $165,000.00

Affiant

Subscribed and sworn to before me this the 10th day of Dec. 1981.

NOTARY PUBLIC

My ~~Commission~~ Expires: Sept. 16.

This QUITCLAIM DEED made this 3rd day of December, 1981, by and between CYPRESS-GUTTMAN, a Tennessee Partnership comprised of Mandell L. Cypress and Jerome B. Guttman, GRANTORS, and THE NATURE CONSERVANCY, a Non-Profit Corporation organized and existing under the laws of the District of Columbia, its successors and assigns, and having its principal place of business at 1800 North Kent Street, Suite 800, Arlington, Virginia, 22209, GRANTEE.

WITNESSETH:

That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTORS have remised, released and quitclaimed any and all interest which they may have in the following described tract or parcel of land situated in Civil District Number 6 of Davidson County, Tennessee, as follows:

Land in the 6th Civil District of Davidson County, Tennessee, described according to a survey made by Hart-Freeland-Roberts, Inc., December 23, 1974, as follows:

Beginning at a point in the south margin of Murfreesboro Road, said point being the northeast corner of the Reproco property; thence along the margin of Murfreesboro Road South 50° 37' 00" East, a distance of 45.00 feet; thence South 39° 23' 00" West, a distance of 18.00 feet; thence South 50° 37' 00" East, a distance of 112.28 feet to a point in the center of Mill Creek; thence along the center of Mill Creek South 24° 52' 47" West, a distance of 349.02 feet; thence South 4° 10' 00" East, a distance of 93.89 feet; thence South 18° 50' 00" East, a distance of 90.00 feet; thence South 20° 34' 40" East, a distance of 79.20 feet; thence South 19° 50' 20" West, a distance of 56.60 feet; thence South 30° 08' 20" West, a distance of 71.50 feet; thence South 49° 47' 20" West, a distance of 180.50 feet to a point being the northeast corner of Glencliff Estates as of record in Book 1835, page 79, Register's Office for Davidson County, Tennessee; thence continuing along the center of Mill Creek South 42° 55' 13" West, a distance of 87.67 feet; thence South 58° 55' 47" West, a

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distance of 222.09 feet; thence South 59° 55' 01" West, a distance of 60.45 feet; thence South 62° 02' 20" West, a distance of 131.25 feet; thence South 81° 00' 42" West, a distance of 117.03 feet; thence South 74° 16' 47" West, a distance of 101.55 feet; thence South 65° 55' 42" West, a distance of 89.92 feet; thence South 53° 15' 52" West, a distance of 101.13 feet; thence North 83° 22' 32" West, a distance of 100.22 feet; thence North 5° 52' 08" East, a distance of 350.67 feet to a point that is common with the east margin of Hill-N-Dale Acres, as of record in Book 2900, page 34, Register's Office for Davidson County, Tennessee; thence continuing along the center of creek North 33° 54' 08" East, a distance of 147.99 feet; thence North 32° 28' 40" East, a distance of 146.00 feet; thence North 43° 02' 44" East, a distance of 146.55 feet; thence North 47° 19' 45" East, a distance of 174.64 feet; thence North 74° 24' 34" East, a distance of 229.75 feet to the Holiday Inn property; thence continuing along the center line of creek South 83° 54' 35" East, a distance of 51.48 feet; thence North 39° 23' 00" East, a distance of 565.38 feet to the point of beginning.

Being the same property conveyed to Cypress-Guttman, a Tennessee Partnership comprised of Mandell L. Cypress and Jerome B. Guttman, by deed from Holiday Inns of America, Inc., of record in Book 4886, page 326, Register's Office for Davidson County, Tennessee.

Provided, however, that no nuisance, or offensive (whether by sight or smell), noisy, or illegal trade, businesss, calling, or transaction shall be done, suffered, or permitted upon the land conveyed hereunder.

In accepting this conveyance, Grantee agrees to permit the billboard sign presently located on the premises to remain undisturbed until after March 31, 1982.

This conveyance is being made expressly subject to zoning ordinances and any easements or right of way grants, and the easement for constructing and maintaining a sanitary sewer as granted to the City of Nashville, Tennessee, and set out in an instrument of record in Book 3464, page 310, Register's Office for Davidson County, Tennessee, and taxes for the year 1981.

WITNESS our hands this 3 day of December, 1981.

MANDELL L. CYPRESS

Jerome B. Guttman
JEROME B. GUTTMAN

G 71671 I:

IDENTIF. REFERENCE

DEC 10 1 45 PM '81

REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ruby Gibson, a Notary Public in and for said County and State, the within named Mandell L. Cypress and Jerome B. Guttman, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 3rd day of December, 1981.

Ruby Gibson
NOTARY PUBLIC

My Commission Expires: July 21, 1985.