THIS INSTRUMENT PREPARED BY:
Fred W. Beesley, Jr.
Gracey, Maddin, Cowan & Bird
Attorneys-at-law
300 James Robertson Parkway
Nashville, Tennessee 37201

FROM: Beesley Furniture Co., Inc.

BOOK 6046 PAGE 989

TO: Fred W. Beesley, Jr. (21.95%)
Rick Beesley (1.21%)
Elizabeth Beesley Hubbard (18.68%)
William Beesley Hubbard (.36%)
William Beesley Hubbard, as Custodian for
Christina Chan Hubbard, UGTMA (.54%)
Cynthia Grace Hubbard, UGTMA (.54%)
George Baker Hubbard, Jr., as Custodian for
George Baker Hubbard, III, UGTMA (.36%)
William Brooks Hubbard, UGTMA (.36%)
Jefferson Brewster Hubbard, UGTMA (.36%)
Elizabeth Hubbard Gill (1.09%)
Allen Brooks Hubbard (1.09%)
J. Ray Beesley (7.86%)
James A. Beesley (15.00%)
James A. Beesley, as Custodian for
Jacquelyn Marie Beesley, UGTMA (.60%)
Marilyn Beesley Triplett (15.00%)
Mildred Beesley Prior (12.57%)
Mildred Beesley Prior, as Custodian for
Mark William Prior, UGTMA (.91%)
Mildred Gillespie Prior, UGTMA (.85%)
Gerald Lewis Prior, UGTMA (.67%)

QUITCLAIM DEED

NEW OWNER: Fred W. Beesley, Jr.
William B. Hubbard
300 James Robertson Parkway
Nashville, Tennessee 37201
(Attorneys-In-Fact for the new owners listed above)

SEND TAX BILLS TO: SAME

MAP NO. 093-06-4
PARCEL 41, 42, 43, 57

Beesley Furniture Co., Inc., its Board of Directors having unanimously adopted a plan of liquidation and the board desiring to distribute the corporation's assets to the shareholders in such percentages as their interest may appear above, by these presents does hereby quitclaim and convey unto the following named shareholders, their successors and assigns, as tenants in common, with interest as hereinafter reflected, the following described tracts and parcels of land, to wit:

Tract I 221 Broad Street Map 093-06-4 Parcel 41

A certain parcel of real estate located in the 1st Civil District of Davidson County, State of Tennessee, within the corporate limits of the City of Nashville, and which is more particularly described as follows:

Being Lot Number One (1) in the partition of Isaac Allen Property, being a part of Lot Number One (1) in the First Academy Plan, a plan of which partition duly appears of record at page 717, of Book Number 38 of the Register's Office for Davidson County, Tennessee.

Said Lot Number One herein conveyed fronts 29 feet and 6 inches on the southerly side of Broad Street, and runs back between parallel lines, with the easterly margin of Third Avenue, South, formerly College Street, 120 feet to the northerly line of lot number five in said plan.

Being the same property conveyed to W. A. Beesley and wife Bessie C. Beesley by deed from R. Lee Bissinger, F. M. Haber, Arnold Haber, Pauline Haber and Horace J. Haber, of record in Book 1027, page 652, said Register's Office, the said W. A. Beesley having conveyed his interest to Bessie C. Beesley by deed of record in Book 1533, page 27, the said Bessie C. Beesley having since died and devised said property to Fred W. Beesley and Elizabeth Beesley Hubbard by will of Record in Will Book 70, page 31, the said Fred W. Beesley having since died and devised his interest in said property to Commerce Union Bank, Trustee, by Will of record in Will Book 126, page 368, Probate Court Clerk's Office for Davidson County, Tennessee.

The said Commerce Union Bank as Trustee and Executor and Elizabeth Beesley Hubbard having conveyed the property to Beesley Furniture Company, Inc., of record in Book 5580, page 563, the said Beesley Furniture Company Inc. now conveys the property to Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), and Mildred Beesley Prior, as Custodian for Gerald Lewis Prior, UGTMA (.67%) as tenants in common.

Tract II 217 Broad Street Map 093-06-4 Parcel 42

Land in Davidson County, Tennessee, being located within the corporate limits of the City of Nashville, and being Lot No. two (2) on the Plan of Issac Allen Property on the South side of Broad Street in the City of Nashville, as of record in Book 38, page 717, Register's Office

for said County, described as follows:

Beginning on the South side of Broad Street 29.6 feet easterly from the easterly margin of Third Avenue South, formerly College Street, thence with the southerly margin of Broad Street eastwardly 26.4 feet, more or less to the northwest corner of a lot conveyed by Sarah A. Mitchell and others to Henry Sperry, by deed in Book 61, page 102, said Register's Office; thence with the westerly line of said Sperry Lot and with the center of the Wall between the house on this lot and the house on the Sperry lot southwardly 120 feet to the north line of Lot No. 5 on said plan; thence with said line westwardly 26.4 feet, more or less, to the corner between lots 1 and 2; thence with the line between said two lots northwardly 120 feet to the beginning.

Being the same property conveyed to Mrs. Bessie C. Beesley, a 1/2 undivided interest and Fred W. Beesley and wife Mildred G. Beesley, a 1/2 undivided interest by deed from Melven Cornish and William A. Cornish, Executors, and Mrs. Nettie Hargrave Doyle of record in Book 1027, page 518, the said Bessie C. Beesley having since died and devised her interest in said property to Fred W. Beesley and Elizabeth Beesley Hubbard by Will of record in Will Book 70, page 31, the said Fred W. Beesley having since died subsequent to Mildred G. Beesley who died intestate, and devised his interest in said property to Commerce Union Bank, Trustee, by Will of record in Will Book 126, page 368, Probate Court Clerk's Office for Davidson County, Tennessee.

The said Commerce Union Bank as Trustee and Executor and Elizabeth Beesley Hubbard having conveyed the property to Beesley Furniture Company, Inc., of record in Book 5580, page 563, the said Beesley Furniture Company Inc. now conveys the property to Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard, as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), and Mildred Beesley Prior, as Custodian for Gerald Lewis Prior, UGTMA (.67%) as tenants in common.

Parcel Nos 1 & 2 110 3rd Ave. S. Map 093-06-4
Parcel 57

PARCEL NO. 1 - Being part of lot No. 1 on the First Plan of Davidson Academy Lots, not of record, described as follows.

Beginning on the easterly margin of Third Avenue South, formerly College Street, in the center of a party wall between the house on this lot and the lot immediately north thereof, formerly owned by Mitchell, being 150 feet southerly from the southerly margin of Broad Street; running thence with the easterly margin of said avenue southwardly 46 feet, more or less, to the northwest corner of the old Trimble or Downs property and to the center of a party wall one-half of which belongs to the property herein described; thence with the northerly line of said Trimble or Downs property eastwardly half way to Market Street, now Second Avenue South; thence with said Trimble's east line southwardly to the south line of said lot No. 1; thence with said line eastwardly 40 feet, more or less, to the west line of the old Lindsley property; thence with said line northwardly 51 feet, more or less, to the northeast corner of a lot conveyed by J. W. Horton to S. B. Spurlock by deed of record in Book 47, page 336, Register's Office for said County; thence with the northerly line of said lot westwardly 40 feet, more or less, to the northwest corner of said lot at a point halfway between Third Avenue South and Second Avenue South; thence southwardly 18 inches, more or less, to a point 150 feet southerly from the southerly margin of Broad Street, being the southeast corner of said Mitchell lot; thence westwardly with the southerly line of said Mitchell lot 112 feet, more or less, to the beginning.

Being the same property conveyed to Beesley Furniture Company, a partnership consisting of W. A. Beesley and D. E. Bradford, by deed from Bridget Eloise Byrd Zumer, and husband, of record in Book 1018, page 17, Register's Office for said County.

Being a part of the same property, an interest in which was conveyed to Frederick W. Beesley by deed of W. A. Beesley and D. E. Bradford, of record in Book 1283, page 120 of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Beesley Furniture Co., Inc., by deed of Beesley Furniture Company, a partnership consisting of W. A. Beesley, D. E. Bradford and Frederick W. Beesley of record in Book 1467, Page 199, Register's Office for said county.

Being the same property now conveyed by Beesley Furniture Co., Inc. to Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George

Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), and Mildred Beesley Prior, as Custodian for Gerald Lewis Prior, UGTMA (.67%) as tenants in common.

PARCEL NO. 2 - Being lot No. 5 in the partition of the Isaac Allen Property, being a subdivision of part of lot No. 1 of the First Plan of Davidson Academy lots, as of record in Book 38, page 717, Register's Office for said County.

Said lot No. 5 fronts 30 feet on the easterly side of 3rd Avenue South, and runs back between parallel lines 112 feet to a dead line.

Being the same property conveyed to Beesley Furniture Company, a partnership, composed of William A. Beesley and D. E. Bradford, by deed from B. K. Hibbett, Jr. and wife, of record in Book 1126, page 459, said Register's Office.

Being a part of the same property, an interest in which was conveyed to Frederick W. Beesley by deed of W. A. Beesley and D. E. Bradford of record in Book 1283, page 120 of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Beesley Furniture Co., Inc., by deed of Beesley Furniture Company, a partnership consisting of W. A. Beesley, D. E. Bradford and Frederick W. Beesley of record in Book 1467, Page 199, Register's Office for said county.

Being the same property now conveyed by Beesley Furniture Co., Inc. to Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), and Mildred Beesley Prior, as Custodian for Gerald

Lewis Prior, UGTMA (.67%) as tenants in common.

Parcel No. 3 215 Broad Street Map 093-06-4 Parcel 43.

PARCEL NO. 3 - Being lot No. 3 in the partition of the Isaac Allen Property, being part of lot No. 1 in the First Plan of Davidson Academy Lots a plan of which partition is of record in Book 38, page 717, Register's Office for said County, described as follows:

Beginning on the southerly margin of Broad Street 55 feet 10 inches east from the easterly margin of Third Avenue South, formerly College Street, being the corner of lots Nos. 2 and 3; thence southerly, with the line between said two lots, 120 feet to the northerly line of lot No. 5; thence with the northerly line of said lot No. 5, easterly 26 feet 8 inches, more or less, to the southeast corner of lot No. 3; thence northwardly with the line between lots Nos. 3 and 4, 120 feet to the southerly margin of Broad Street; thence with the southerly margin of same, westwardly 26 feet 8 inches to the point of beginning.

Being the same property conveyed to William A. Beesley, Fred W. Beesley and D. E. Bradford by deed from F. S. Green et al, of record in Book 1315, page 227 of the Register's Office.

Being the same property conveyed to Beesley Furniture Co., Inc., by deed of Beesley Furniture Company, a partnership consisting of W. A. Beesley, D. E. Bradford and Fred W. Beesley of record in Book 1467, Page 200, Register's Office for said county.

Being the same property now conveyed by Beesley Furniture Co., Inc. to Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), and Mildred Beesley Prior, as Custodian for Gerald Lewis Prior, UGTMA (.67%) as tenants in common.

This is improved property, known as Beesley Furniture Co., Inc., 215, 217, 221 Broadway and 110 3rd Avenue South, Nashville, Tennessee 37201.

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

AND NOW, the said Beesley Furniture Co., Inc., for the express purpose of carrying out the intent of this conveyance, as above set out, does hereby Quitclaim and convey unto the following named shareholders, their heirs and assigns, as tenants in common, each with the undivided interest in the whole as reflected in the percentages listed hereinafter. Fred W. Beesley, Jr. (21.95%), Rick Beesley (1.21%), Elizabeth Beesley Hubbard (18.68%), William Beesley Hubbard (.36%), William Beesley Hubbard, as Custodian for Christina Chan Hubbard, UGTMA (.54%), William Beesley Hubbard as Custodian for Cynthia Grace Hubbard, UGTMA (.54%), George Baker Hubbard, Jr., as Custodian for George Baker Hubbard, III, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for William Brooks Hubbard, UGTMA (.36%), George Baker Hubbard, Jr., as Custodian for Jefferson Brewster Hubbard, UGTMA (.36%), Elizabeth Hubbard Gill (1.09%), Allen Brooks Hubbard (1.09%), J. Ray Beesley (7.86%), James A. Beesley (15.00%), James A. Beesley, as Custodian for Jacquelyn Marie Beesley, UGTMA (.60%), Marilyn Beesley Triplett (15.00%), Mildred Beesley Prior (12.57%), Mildred Beesley Prior, as Custodian for Mark William Prior, UGTMA (.91%), Mildred Beesley Prior as Custodian for Mildred Gillespie Prior, UGTMA (.85%), Mildred Beesley Prior as Custodian for Gerald Lewis Prior, UGTMA (.67%). This is the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions, and encumberances as may affect to the premises, as set forth above.

IN WITNESS WHEREOF, I have here unto set my hand on this 25th day of April, 1983.

Fred L. Beesley Jr.
FRED W. BEESLEY, JR.
President,
Beesley Furniture Co., Inc.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Carothers, a Notary Public in and for said County and State, the within named FRED W. BEESLEY, JR., President of Beesley Furniture Co., Inc., the transferor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Nashville, Tennessee, this 25th day of April, 1983.

Ruth Anne Carothers
NOTARY PUBLIC

My Commission Expires: 7-17-83

BOOK 6046 PAGE 936

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transaction is Four Hundred Twenty-Five Thousand Dollars ($425,000.00). No money changed hands in this transfer, as this is simply a distribution of corporate assets to the stockholders.

Fred W. Beesley, Jr.
FRED W. BEESLEY, JR.
President,
Beesley Furniture Co., Inc.

Subscribed and sworn to before me this the 25th day of April, 1983.

Ruth Anne Carothers
NOTARY PUBLIC

My Commission Expires: 9-17-83

RUSH

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IDENTIF. REFERENCE

APR 29 | 53 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3883 04/29 24.00- CASH