STANDARD FORM FROMULGATED BY THE
TENNESSEE BAR ASSOCIATION

STANDARD TAX PARCEL IDENTIFIER 6314 707

The property being conveyed hereby is (the same as) (a part of):

County DAVIDSON Civil Dist. ..... Tax Map 71-15 Group ..... Control Map ..... Parcel 456 & 457

This property has a street address of 1201 & 1203 Stainback Ave.

In accordance with TCA §66-24-114, the name and address of the person or agency responsible for payment of real property taxes is:

Leonard McCormack
1591 Cages Bend Rd.
Gallatin, Tenn 37066

In accordance with TCA §66-24-115, this instrument was prepared by:

Charles F. Brown, Jr.
346 21st Ave N.
Nashville, TN 37203

TENNESSEE QUITCLAIM DEED

THIS QUITCLAIM DEED made this 1 day of March 19 84 by and between

GRANTOR	GRANTEE
Jason Papuchis and ~~Jan~~ Thomy Papuchis dba Jay Construction Co.	Leonard Mc Cormack dba Mc Cormack Properties

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, does hereby convey and quitclaim unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of Nashville ..... Civil District, DAVIDSON County, Tennessee and more particularly described as follows:

Parcel No. 1:

Being Lot 49 on the Plan of Sharpe and Horn's First Addition to East Nashville, as of record in Book 57, page 152, Register's Office for said County.

Said Lot 49 runs 50 feet on the easterly side of Stainback Avenue and runs back between parallel lines 153 feet to an alley.

Parcel No. 2:

Being Lot No. 50 on the Plan of Sharpe and Horn's First Addition to East Nashville, as of record in Book 57, page 152, Register's Office for said County.

Said Lot 50 fronts 50 feet on the easterly side of Stainback Avenue and runs back between parallel lines, with the northerly margin of Richardson Avenue, formerly Scott Avenue, 153 feet to an alley. Said property contains a permanent easement granted by Lot No. 49 to Lot No. 50 on the Plan of Sharpe and Horn's First Addition to East Nashville, as of record in Book 57, page 152, Register's Office for said County. Said easement runs from the easterly side of Stainback Avenue along the original lot line for 109.9 feet, then north for 8.9 feet, and then south for 43.1 feet to the back line of Lot 49, to an alley.

4698

In accordance with T.C.A. §66-24-110, the character of the last preceding registered instrument relating to this property and the book and page wherein it is recorded is: Quitclaim Deed of Record in Book 6248, page 452, Registers Office for Davidson County, Tn.

The Grantor's source or title for the property hereinabove described and the book and page wherein all instruments evidencing such title is recorded is:

.....

.....

TO HAVE AND TO HOLD the aforesaid lot (s) or parcel (s) of land and all it's (their) privileges and appurtenances to the said Grantee forever, in fee simple, subject however to the exceptions, conditions, provisions, restrictions, reservations or encumbrances hereinabove contained.

The Grantor makes no warranty, expressed or implied, as to title to the property hereinabove described and hereby conveys only such interest, if any, as the Grantor has.

In witness whereof, the Grantor has signed this deed, or if a corporation, has caused this instrument to be signed in its corporate name by its Officer(s), duly authorized by its Board of Directors, the day and year first above written.

Jay Construction Co. a Tennessee General Partnership

X Jason A Kapsalis

X Anthony Papanikolas

.....

.....

ACKNOWLEDGEMENT BY INDIVIDUAL GRANTOR

STATE OF TENNESSEE — DAVIDSON COUNTY

I, a Notary Public of the State and County aforesaid, certify that the within named Grantor(s), with whom I am personally acquanted or who was (were) proved on the basis of satisfactory evidence to me to be the person(s) described in and who excuted the foregoing Quitclaim Deed, personally appeared before me and acknowledged under oath that (he) (she) (they) excuted the foregoing Quitclaim Deed as (his) (her) (their) free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this ..... day of March, 19 84

Charles E. Brown

NOTARY PUBLIC

My Commission Expires: 7/25/85

ACKNOWLEDGEMENT BY CORPORATE GRANTOR

STATE OF TENNESSEE ..... COUNTY

I, a Notary Public of the State and County aforesaid, certify that the person who signed this Quitclaim Deed on behalf of the corporate Grantor, with whom I am personally acquainted, or who was proved on the basis of satisfactory evidence to me to be the person identified as the officer of the within corporate Grantor, personally came before me this day and acknowledged that he is such officer, as stated, of said corporate Grantor and that by authority duly given and as the act of the corporation, the foregoing Quitclaim Deed was signed in its name by him as the corporation's free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL this ..... day of ....., 19 .....

.....

NOTARY PUBLIC

My Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

AFFIDAVIT OF VALUE
PER T.C.A. §67-4102, ITEM S

I hereby swear or affirm that the actual consideration for this transfer, or value of the property, or interest in property, transferred, whichever is greater, is $ 2000.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Charles E. Brown

GRANTEE OR HIS AGENT

SUBSCRIBED AND SWORN TO before me this 1st day of March, 19 84

Patricia Ann Brown

NOTARY PUBLIC

My Commission Expires: 10-20-85

This space reserved for Register of Deeds recording data.

RUSH

FELIX A. LIEBER, REGISTER
DAVIDSON COUNTY, TN

JUN 13 10 56 AM '84

IDENTIF. REFERENCE

I 2 8 8 3 1

Reorder From: The Print Shop, P.O. Box 1165, Johnson City, Tennessee 37605, Phone (615) 926-7811

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6314 PAGE 709

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	CO TX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MO TX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

2000.00- AMT.
5.20 COSTAX
.50 PRFEE
6.00 MISC
CHECK 11.70-
4696A06/13/84 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 2 8 8 3 1

IDENTIF. REFERENCE

JUN 13 10 56 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 0044015