BOOK 6674 PAGE 237

41892

This Instrument Prepared By:
James L. Beckner
CHAMBERS WYCKOFF & BECKNER
12th Floor, First American Center
Nashville, Tennessee 37238

IDENTIFICATION REFERENCE

Oct 4 9 37 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

NEW OWNER: AEBY CONSTRUCTION CORPORATION
631 Woodland Street
Nashville, Tennessee 37206

SEND TAX BILL TO: same

MAP AND PARCEL: Maps 82-16 and 82-12
Parcels 427, 428, 429, and 388

MORTGAGEE: FIRST AMERICAN NATIONAL BANK OF NASHVILLE
Real Estate Division
First American Center
Nashville, Tennessee 37237

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00), cash in hand paid, and other good and valuable considertion, the receipt and sufficiency of which is hereby acknowledged, the undersigned, VICTOR G. AEBY, Individually and doing business as AEBY PROPERTIES, a proprietorship, by these presents does hereby quitclaim and convey unto AEBY CONSTRUCTION CORPORATION, a Tennessee corporation, its successors and assigns, all right, title and interest in and to those parcels of tracts of land, and all improvements thereon, more particularly described in Exhibit A attached hereto and made a part hereof (the "Property"), the Property being in Davidson County, Tennessee.

This is unimproved property known as _____ Russell Street, Nashville, Tennessee.

This conveyance is subject to the plan of record in Plat Book 6250, page 574, Register's Office for Davidson County, Tennessee, which shows an Owner's Certificate and certain Notes, to which reference is here made, and Restrictive Covenants of record in Book 6605, page 215, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a certain Deed of Trust and Security Agreement to First American National Bank of Nashville, to be filed contemporaneously herewith.

Victor G. Aeby and Victor G. Aeby, Jr. are one and the same individuals.

Aeby Properties is a sole proprietorship of Victor G. Aeby and was formally a partnership composed of Victor G. Aeby and Charles J. Williams, the partnership having been terminated as evidenced by a Notice of Termination of Partnership of record in Book 6436, page 18, Register's Office for Davidson County, Tennessee.

TRACY AEBY, the spouse of Victor G. Aeby, joins herein for the sole purpose of quitclaiming and conveying and does hereby quitclaim and convey unto Aeby Construction Corporation, its successors and assigns, all of her right, title and interest in and to the Property and does hereby release and quitclaim any and all marital rights in and to the same, including but not limited to spousal rights, dower, homestead, and the right of redemption and the equity of redemption.

IN WITNESS WHEREOF, Victor G. Aeby and wife, Tracy Aeby, have executed this Quitclaim Deed on this the 4 day of October, 1985.

Victor G. Aeby
VICTOR G. AEBY, Individually and d/b/a Aeby Properties, a Sole Proprietorship

TRACY AEBY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public within and for the State and County aforesaid, VICTOR G. AEBY, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 4th day of October, 1985.

Paul F. King, Jr.
NOTARY PUBLIC

My Commission Expires: April 27, 1988

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public within and for the State and County aforesaid, TRACY AEBY, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 4th day of October, 1985.

Paul F. King, Jr.
NOTARY PUBLIC

My Commission Expires: April 27, 1988

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is -0-.

Victor G. Aeby
VICTOR G. AEBY, Affiant

Subscribed and sworn to before me this 4th day of October, 1985.

Paul F. King, Jr.
Notary Public

My Commission Expires: April 27, 1988
[JB-AEBY K]

EXHIBIT A

Land in Davidson County, Tennessee, being Lots Nos. 1-4, on the Plan of Aeby Subdivision, Section III, of record in Book 6250, page 574, Register's Office for said County, to which reference is here made for a more complete description of said lots.

Being the same property conveyed to Aeby Properties, a sole proprietorship of Victor G. Aeby, Jr. (formerly a partnership composed of Victor G. Aeby, Jr. and Charles J. Williams, the partnership having been terminated as evidenced by a Notice of Termination of Partnership of record in Book 6436, page 18, Register's Office for Davidson County, Tennessee), by deed from R. Kent Wildman, Trustee, of record in Book 6259, page 752, Register's Office for Davidson County, Tennessee; Aeby Properties, a sole proprietorship, of Victor G. Aeby, Jr., by deed from Joseph B. Norton and Gary Prebilski, of record in Book 6452, page 967, Register's Office for Davidson County, Tennessee; and Victor G. Aeby, by deed from Jay Sims, of record in Book 6605, page 212, Register's Office for Davidson County, Tennessee.