THIS INSTRUMENT PREPARED BY:
Ronald G. Turner
Suite 600
2211 Crestmoor Road
Nashville, Tennessee 37215

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
West End Avenue Partnership 2817 West End Avenue Nashville, Tennessee 37203	Same	92-16-31 92-16-33 92-16-34,35 92-16-32

FOR GOOD AND VALUABLE CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, I, Nick Spiva, Trustee ("Grantor"), by these presents, do hereby quitclaim and convey unto West End Avenue Partnership, a Tennessee general partnership composed of George N. Spiva and Vianda Hale Hill ("Grantee"), its successors and assigns, all of my right, title and interest in and to the land described in Exhibit "A" attached hereto and incorporated herein by reference, in Davidson County, Tennessee, being the same property conveyed to Grantor by Deeds from Third National Bank in Nashville, Trustee, of record in Book 6493, Page 477, Book 6493, Page 471, Book 6493, Page 468, and Book 6493, Page 474, said Register's Office.

This is improved property known as 2024-26 West End Avenue and 116-18 21st Avenue North, 2018 West End Avenue, 2014-16 West End Avenue and 2020 West End Avenue in Nashville, Tennessee.

THE PROPERTY HEREIN DESCRIBED AND CONVEYED BY THIS INSTRUMENT IS NOT THE USUAL PLACE OF RESIDENCE OF THE GRANTOR OR HIS SPOUSE.

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

IN WITNESS WHEREOF, the Grantor has executed this instrument on the 30th day of October, 1985.

Nick Spiva, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald G. Turner of said county, Nick Spiva, Trustee, 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, at office, this 30th day of October, 1985.

NOTARY PUBLIC

My Commission Expires: 11-1-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ NONE .

R & P. Thurman
Affiant

Subscribed and sworn to before me this the 30th day of October, 1985.

Karl Thurman
Notary Public

My Commission Expires: 11-1-87 .

RT0993

40980

IDENTIFICATION REFERENCE

OCT 30 3 56 PM '85

FELIX A. LASCASSES REGISTER
DAVIDSON COUNTY, TN

EXHIBIT "A"

TRACT 1:

Land in Davidson County, Tennessee, being the westerly 60 feet of Lot 6 of The Subdivision of the Southerly Part of Lot 155 of the Boyd Home Tract, as per plan in Book 84, Page 453, Register's Office for Davidson County, Tennessee.

Said part of Lot 6, fronts 60 feet on the northerly side of West End Avenue and runs back northwardly between parallel lines and along the easterly margin of 21st Avenue, formerly Vanderbilt Avenue, 180 feet to an alley.

INCLUDED in the above description but specifically EXCLUDED therefrom is the following tract of land conveyed to City of Nashville by deed from Nashville Trust Company, Trustee, of record in Book 2044, page 71, Register's Office of Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Part of lot No. 6 on the plan of the Subdivision of part of Lot No. 155 of the Boyd Home Tract as of record in Book 84, page 453, Register's Office for said County, described as follows:

Beginning at the northeast corner of twenty-first avenue North and West End Avenue; thence with the northerly margin of West End Avenue eastwardly 31 feet thence in a westerly and northerly direction along a curve to the right of 31 foot radius 48.69 feet, more or less, to the easterly margin of Twenty-first Avenue North; thence with said Avenue southwardly 31 feet, more or less, to the beginning, and having an area of 206 square feet, more or less.

TRACT 2:

Land in Davidson County, State of Tennessee, described as follows, to wit:

Being the west half of Lot No. 5 in the subdivision of Lot 155 of the Boyd Home Tract, a plan of which is recorded in Book 84, Page 453, Register's Office for said County, and also in Minute Book 19, Page 241, of the Chancery Court of Davidson County.

Said west half of said Lot No. 5 fronts 50 feet on the north side of West End Avenue, and runs back between parallel lines 180 feet to an alley.

TRACT 3:

Land in Davidson County, Tennessee, being the west one-half of Lot No. 4 and the east one-half of lot No. 5 on the Plan of the Subdivision of part of lot No. 155; of the Boyd Home Tract, as of record in Book 84, Page 453, Register's Office for said County.

Said parts of said lots adjoin and front together 100 feet on the northerly side of West End Avenue, and extend back between parallel lines, 180 feet to an alley, described according to a survey made by John B. Kohl, Surveyor, dated December 17, 1970, to which reference is here made.

TRACT 4:

Land situated in Nashville, Davidson County, Tennessee, more particularly described as follows:

Being the easterly 40 feet of Lot No. 6 on the Map of the Subdivision of part of Lot No. 155 of the Boyd Home Tract, as of record in Book 84, Page 453, Register's Office for said County.

Said Part of Lot No. 6 fronts 40 feet on the northerly side of West End Avenue, and runs back between parallel lines 180 feet to an alley.