BOOK 7432 PAGE 618

92674.

FILE IN BOX #4
MAP 28, Part of PARCEL 03
MAP 28, Part of PARCEL 02

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

12.00

IDENTIFICATION REFERENCE 92-9-352 92-6-572 92-6-573 92-9-574 92-8-130

The actual consideration or value, whichever is greater, for this transfer is $ 1.00 .

DEC 23 8 30 AM '87

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

Affiant

Subscribed and sworn to before me this the 17th day of December, 1987.

My Commission Expires: 11/10/91

Notary Public

THIS INSTRUMENT PREPARED BY:
FOLEY & WEISS, Attys., Suite 500, One Church Street Building, Nash., TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
STEVEN C. ZEITLIN and	"OWNERS"
SHIRLEY Z. (Name) LUBETKIN	(Name)
6131 Jocelyn Hollow Road	
(Street Address)	(Street Address)
Nashville, Tennessee 37205	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, SHIRLEY Z. LUBETKIN, Executrix for the Estate of FANNIE L. (ZEMAN) ZEITLIN A/K/A FANNIE LIPSCHUTZ ZEMAN, deceased, do hereby quitclaim all of their right, title and interest to STEVEN C. ZEITLIN and SHIRLEY Z. LUBETKIN, with an one-half (1/2) undivided interest each, as tenants in common, in and to that certain tract or parcels of land in Davidson County, Tennessee, described as follows, to-wit:

TRACT NO. 1:
A tract of land in the 14th, formerly the 24th, Civil District of Davidson County, Tennessee, being part of Lot No. 16 in the Subdivision of the lands of Henry Floto's Estate, as of record in Book 421, Page 147, Register's Office for said County, described as follows:

BEGINNING at a stone, the Southwest corner of said Lot No. 16, being the tract of land herein described; thence, North 35° West 148 poles, more or less, to the center of the Big Marrowbone Creek; thence, with the meanderings of said Creek North 45° East 8 poles, North 25° East 18 poles, North 36° East 40 poles, North 49° East 16 poles, North 53° East 12 poles, North 71° East 14 poles, South 65° East 14.8 poles, South 41° East 9.6 poles, South 73° East 20 poles, and North 75° East 8 poles; thence, leaving said Creek and following the meanderings of a hollow, South 50° East 52 poles and South 20° East 22 poles; thence, leaving the hollow, South 35° East 19 poles to the center of a road, hickory pointers; thence, South 2° West 14 poles to a twin chestnut, being the Northeast corner of a part of said Lot No. 16 conveyed to K. A. Wilson and wife, Ewen Wilson, by Deed from Gus Guy and wife, of record in Book 971, Page 445, said Register's Office; thence, South 55° West, with the northwestern boundary line of said tract, 111.5 poles to a white oak, the Northwest corner of said tract; thence, South 35° East, with the western boundary line of said tract, 30 poles to a blazed white oak, being the Southwest corner of said tract; thence, South 55° West 23.6 poles to the beginning, containing 108.6 acres, more or less.

BEING the same property conveyed to Fannie L. Zeman, an one-half (1/2) undivided interest, by Deed from Sam Zeitlin and wife, Janice P. Zeitlin, of record in Book 4397, Page 658, Register's Office for Davidson County, Tennessee; and, an one-half (1/2) undivided interest by Will of Dan T. Zeitlin, of record in Will Book 70, Page 346, Probate Clerk's Office for Davidson County, Tennessee. The said Fannie L. Zeman having since died and her Will having been probated in Will Book 154, Page 575, Probate Clerk's Office for Davidson County, Tennessee.

This is un-improved property, known as 6299 Lake Road, Davidson County, Tennessee

RITA Z. Garfinkel, Shirley Z. Lubetkin, and Steven C. Zeitlin hereby join in the execution of this instrument in order to convey any and all interest they may have in the subject property to the Grantees herein.

SEE EXHIBIT "A" FOR CONTINUATION OF LEGAL DESCRIPTIONS ATTACHED HERETO AND MADE A PART HEREOF.

IN WITNESS WHEREOF, the Grantors have caused their names to be affixed hereto this the 17th day of December, 1987.

Shirley Z. Lubetkin, Executrix
SHIRLEY Z. LUBETKIN, EXECUTRIX

Shirley Z. Lubetkin
SHIRLEY Z. LUBETKIN

Steven C. Zeitlin
STEVEN C. ZEITLIN

Rita Z. Garfinkel
RITA Z. GARFINKEL

STATE OF TENNESSEE)
Davidson County)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named SHIRLEY Z. LUBETKIN, Executrix for the Estate of FANNIE L. (ZEMAN) ZEITLIN, deceased, the 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 Nashville, Tennessee, this 17th day of December, 1987.

Notary Public

My Commission Expires: 11/10/91

STATE OF TENNESSEE)
Davidson County)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named SHIRLEY Z. LUBETKIN, STEVEN C. ZEITLIN, and RITA Z. GARFINKEL, individually and as beneficiaries, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of December, 1987.

Notary Public

My Commission Expires: 11/10/91

EXHIBIT "A"

TRACT NO. 2:
BEING the easterly half of Lot No. 15 on the Plan of Henry Floto's Estate, as of record in Book 421, Page 147, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at stone, Bigg's Northeast corner; thence, North 35° West 148 poles to the center of Big Marrowbone Creek and with meanders of same South 45° West 16 poles; South 60° West 22 poles to the northeasterly line of the property conveyed to Forrest F. Evans and wife, by Deed from Sam Zeitlin and wife, of record in Book 4405, Page 509, said Register's Office; thence, with said line South 27° East 1849 feet; thence, 85° East 40 feet; South, 80° East 16 poles; South 50° East 20 poles; thence, leaving the Hollow and passing Bigg's corner at 1 pole North 55° East 33 poles to the beginning, containing 40.6 acres, more or less.

BEING the same property conveyed to Fannie Lipschutz Zeman, by Deed from Sam Zeitlin and wife, Janice P. Zeitlin, of record in Book 4481, Page 299, Register's Office for Davidson County, Tennessee. The said Fannie Lipschutz Zeman having since died and her Will having been probated in Will Book 154, Page 575, Probate Clerk's Office for Davidson County, Tennessee.

This is un-improved property, known as Route 1, Lake Road, Davidson County, Tennessee

TRACT NO. 3:
BEING Lot No. 3 of the Subdivision of the W. R. Wilson Tract, a Plan of which is of record in Book 332, Page 161, Register's Office for Davidson County, Tennessee, to which said Plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Dan T. Zeitlin and wife, Fannie L. Zeitlin, by Deed from Alvin Kenneth Biggs and wife, Mary Well S. Biggs, of record in Book 2545, Page 567, Register's Office for Davidson County, Tennessee. The said Dan T. Zeitlin and wife, Fannie L. Zeitlin, having since died, with he having predeceased her and her Will having been probated in Will Book 154, Page 575, Probate Clerk's Office for Davidson County, Tennessee.

This is un-improved property, known as 3504 Charlotte Avenue, Nashville, Tennessee 37209.

TRACT NO. 4:
BEING the East parts of Lots Nos. 1 and 3 on the Plan of J. W. Turner's Subdivision of the Boyd McNairy Plan, as of record in Book 57, Page 129, Register's Office for said County, described according to an unrecorded copy of a survey made by Yokley and Waggoner, Engineers, dated April 5, 1952, as follows:

SAID parts of said Lots Nos. 1 and 3 front 97 feet on the North side of Clifton Pike and runs back between lines 148.7 feet on the West line and 178.5 feet on the East line along the West margin of an alley to the South line of Lot No. 5 on which they measure 84 feet.

BEING the same propety conveyed to Edward T. Goldstein and Dan T. Zeitlin, by Deed from Mabel Lee Blake, of record in Book 2299, Page 616, Register's Office for Davidson County, Tennessee. The said Edward T. Goldstein having since died on April 6, 1986, and Dan T. Zeitlin died on December 28, 1957, and the Will of Dan T. Zeitlin, having been probated in Will Book 70, Page 346, Probate Clerk's Office for Davidson County, Tennessee.

This is un-improved property, known as 2608 and 2610 Clifton Avenue, Nashville, Tennessee 37209.

(Continued)

(Continuation of Exhibit "A")

TRACT NO. 5:
BEING parts of Lots Nos. 1 and 3 on the Plan of J. W. Turner's Subdivision of Lot No. 21, Boyd McNairy Plan, as of record in Book 57, Page 129, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING in the northerly margin of Clifton Road 50 feet easterly from the easterly margin of Lena Street or Avenue; thence, with the northerly margin of said road easterly 50 feet; thence, northerly parallel with said Avenue to the line between Lots Nos. 3 and 5; thence, with said line westerly to a point half way to Lena Avenue; thence, southerly parallel with said Avenue to the beginning.

BEING the same property conveyed to Edward T. Goldstein and Fannie L. Zeitlin, by Deed from Ora Sharpe and husband, Sam Henry Sharpe, of record in Book 2858, Page 15, said Register's Office. The said Edward T. Goldstein having since died on April 6, 1986, and Fannie L. Zeitlin died on March 22, 1986, and her Will having been probated in Will Book 154, Page 575, Probate Clerk's Office for Davidson County, Tennessee.

This is un-improved property, known as 2612 Clifton Avenue, Nashville, Tennessee 37209.

TRACT NO. 6:
BEING Lot No. 22 on the Plan of John R. Hudson's Plan of Lots, as of record in Book 21, Page 136, Register's Office for said County, to which said Plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Dan T. Zeitlin and Edward T. Goldstein, by Deed from Homer McEwen and wife, Ella Mai McEwen, of record in Book 2144, Page 365, Register's Office for Davidson County, Tennessee. The said Dan T. Zeitlin and Edward T. Goldstein having since died. The Will of Dan T. Zeitlin, having been probated in Will Book 70, Page 346, Probate Clerk's Office for Davidson County, Tennessee.

This is improved property, known as 405 Fisk Street, Nashville, Tennessee 37203.

THIS conveyance is intended to include the entire undivided interest as to Tracts Nos. 1, 2 and 3, and the one-half (1/2) undivided interest in and to Tracts Nos. 4, 5 and 6 owned by Fannie L. (Zeman) Zeitlin A/K/A Fannie Lipschutz Zeman at the time of her death.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to the property; and taxes for the current year which have been assumed by the Grantees herein.

THE property described herein is not the principal place of residence of any of the parties herein.