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QUITCLAIM DEED

FROM: Noah Liff and wife, Judith O. Liff, as Tenants by the Entireties

TO: Darren Liff and Zachary Liff, a 50% undivided interest as Equal Tenants in Common

Mail

This Instrument Was Prepared By:

Thomas Wardlaw Steele, Esq.
Suite 1103, Parkview Towers
210 25th Avenue North
Nashville, Tennessee 37203

Address New Owners as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
c/o Henry Sender 209 10th Avenue S., Suite 235 Nashville, Tennessee 37203	Same	93-9-320, 93-10-17 93-10-18, 93-10-46 93-10-49, 93-10-50
		Field Book Numbers: 7W-04950, 7W-4530 7W-4550, 7W-5020 7W-5050, 7W-5060

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $150,000.

Affiant

SUBSCRIBED AND SWORN TO before me, this the 21st day of December, 1993.

NOTARY PUBLIC

My Commission Expires: My Commission Expires MAR 23, 1996

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Noah Liff and wife Judith O. Liff, GRANTORS, have bargained and sold and by these presents do **transfer, convey** and **quitclaim** all of their right, title and interest in and to the real and personal property hereinafter described on Exhibit A hereto, the same being an undivided 50% interest as Tenants in Common in and to said property, unto Darren Liff and Zachary Liff, their heirs and assigns, as equal Tenants in Common.

This is improved property, known as Cummins Station, located at the intersection of Demonbreun Street and Tenth Avenue South, Nashville, Tennessee.

TO HAVE AND TO HOLD the said undivided 50% interest in said property with the appurtenances, estates, title and interest thereto belonging, to the said GRANTEES, Darren Liff and Zachary Liff, their heirs, successors and assigns, forever.

02018
IDENTIF. REFERENCE

93 DEC 30 AM 8:16
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is a **Quitclaim Deed of Conveyance** only, and it is intended that GRANTORS convey only their entire right, title and interest in the property described in Exhibit A hereto, unto the GRANTEES, as hereinabove set forth. Said right, title and interest in said property is conveyed subject to all liens, encumbrances, easements, restrictions, and rights of other parties which appear of record as of the date of this conveyance. No warranties or representations are made or given by the GRANTORS unto the GRANTEES in connection with this **Quitclaim Deed of Conveyance.** This conveyance is also made expressly subject to the provisions of a certain **OPERATING AGREEMENT** entered into by the undersigned GRANTORS and Henry Sender, Eugene I. Sacks and wife, Ruth Sacks, the owners of the remaining undivided interest as Tenants in Common in said property; and by acceptance of this Deed of Conveyance, the GRANTEES agree on behalf of themselves, their heirs, successors and assigns, to be bound by all of the terms and provisions of said **OPERATING AGREEMENT**, in the same manner in which the undersigned GRANTORS are so bound.

Executed by the GRANTORS on the 21st day of December, 1993.

Noah Liff

Judith O. Liff

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Ann B. Dempsey, a Notary Public of said county and state, personally appeared Noah Liff and wife Judith O. Liff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Office, this 21st day of December, 1993.

Ann B. Dempsey
NOTARY PUBLIC

My Commission Expires: My Commission Expires MAR 23, 1996

EXHIBIT A

TRACT I

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT I

Being a tract of land located in the first civil district of Metropolitan Nashville and Davidson County, Tennessee, as being more particularly described as follows:

Being at a P.K. nail located in the westerly right of way margin of Tenth Avenue South where said right of way margin intersects the southerly right of way margin of Demonbreun Street; thence, following the westerly right of way margin of Tenth Street South and the face of the Cummins Station loading dock curb S 27 degrees, 8' 8" east the distance of 780 feet to an iron pin located in the westerly right of way margin of Palmer Place where it intersects the westerly margin of Tenth Avenue South; thence, following the westerly margin of Palmer Place S 41 degrees, 14' 39" east a distance of 160 feet to an iron pin; thence, S 48 degrees 26' 0" east the distance of 100 feet to an iron pin; thence S 65 degrees, 26' 18" east a distance of 33.8 feet to an iron pin; thence, S 82 degrees, 5' 41" east a distance of 63.96 feet to an iron pin; thence, leaving Palmer Place and following the westerly boundary of Dale Perry, Jr., and J. Grandstaff Property, S 7 degrees 53' 18" west a distance of 123.96 feet to a P.K. nail in the northerly right of way margin of Hay Street; thence, following the northerly right of way margin of Hay Street N 82 degrees 4' 0" west a distance of 75 feet to an iron pin located where the northerly margin of a ten foot alley intersects northerly right of way margin of Hays Street; thence, following the northerly margin of said alley N 49 degrees 21' 46" west a distance of 25.02 feet to an iron pin located in said alley margin where said alley becomes wider; thence, continuing with the aforementioned alley margin N 66 degrees 38' 18" west a distance of 30.76 feet to an iron pin located in said alley margin where it becomes 15 feet wide; thence, following the northerly margin of a fifteen foot alley N 49 degrees, 11' 35" west a distance of 79.79 feet to an iron pin; thence, following a curve to the right having a central angle of 7 degrees 22' 54" a radius of 1,165.89 feet for an arc distance of 150.21 feet to an iron pin; thence, following the southerly margin of a ten foot alley S 62 degrees 26' 28" west the distance of 15.47 feet to an iron pin located at the end of the ten foot alley and in the easterly boundary of the Louisville and Nashville Railroad property; thence, following said railroad boundary with a curve to the right having a central angle of 14 degrees 39' 10" a radius of 1,180.89 feet for a arc distance of 302 feet to an iron pin; thence, continuing with the easterly boundary of said railroad property and the face of the Cummins Station train loading dock N 26 degrees 58' 35" west a distance of 587.85 feet to an iron pin located in the southerly right of way margin of Demonbreun Street; thence, following said road margin N 62 degrees 47' 25" east a distance of 141.58 feet to the point of beginning.

Tract contains 156,823.5 square feet or 3.6 acres more or less.

Included in the above described tract is a ten foot alley easement or right of way as described in City Council Ordinance 0127, dated May 24, 1906 and as of record in City Council Minute Book 11, page 582, County Clerks Office of Davidson County, Tennessee.

TRACT II

Being a tract of land being located in the first civil district of Metropolitan Nashville and Davidson County, Tennessee, as being more particularly described as follows:

Beginning at an iron pin located in the easterly right of way margin of Tenth Avenue South where said right of way margin intersects the northerly right of way margin of Clark Place; thence, following the easterly right of way margin of Tenth Avenue South N 27 degrees 10' 26" west a distance of 130 feet to a P.K. nail; thence, leaving the margin of Tenth Avenue South N 62 degrees 54' 11" east a distance of 171.15 feet to a P.K. nail located in the westerly margin of Metro Alley #116; thence, following the westerly right of way margin of Metro Alley #116 S 26 degrees 15' 43" east a distance of 130 east to a P.K. nail located in the northerly margin of Clark Place; thence, following said margin of Clark Place S 62 degrees 53' 54" west a distance of 169.08 feet to the point of beginning.

The tract contains 22,113.5 square feet or 0.51 acres more or less.

Being the same undivided 50% interest in the above described property conveyed to the Grantors, Noah Liff and wife Judith O. Liff, by Deed from C.S. Ltd., a Tennessee General Partnership, of Record in Book 8899, page 543, Registers Office for Davidson County, Tennessee.

Together with all additions, improvements and fixtures now or hereafter located on the above described property with the tenements, hereditaments, servitudes, appurtenances, rights, privileges and immunities thereunto belonging or appertaining.

And together with the buildings, structures, and improvements now or hereafter erected or located on the Land, and all substitutes and replacements thereof, and all rights, inventories, licenses, permits, rents, revenues, issues, profits, and licenses with tenants of any portion of the Land, whether now existing or hereafter acquired; and together with the machinery, equipment, furniture, furnishings, or other property located on the Land and used or incorporated in the improvements thereon, and substitutions or replacements therefor.

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RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

CAMT 150000.00
CON TX 555.00
PRFEE 1.00
~~MRFEE 16.00~~
~~TOTAL 572.00~~
CHECK 572.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/30/93 01 08:18 0001 9766

02018
IDENTIF. # REFERENCE

93 DEC 30 AM 8:16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.739698