This Instrument Prepared By:
State of Tennessee
Real Estate Management
Suite 730, City Center
511 Union Street
Nashville, TN 37243-0299

135-14-B
39

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the benefits which will accrue to the State and the General Public, the STATE OF TENNESSEE, acting by the Commissioner of Finance and Administration, with the approval of the Governor, and the Attorney General, acting under the authority of Chapter 953 of the 1994 Public Acts, does hereby bargain, sell, remise, release, quitclaim, and convey unto Lutton Mental Health Center, Inc., certain real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

Being Lot Five on a plan entitled "An Amendment to the Final Plat Phase One Ransom Place" of record in Book 7900, page 638, Register's Office for Davidson, County Tennessee.

Being part of the property conveyed to Grantor by deed of record in Deed Book 9463, Page 641, said Register's Office.

This is unimproved property known as Lot 5, Ransom Place - Commercial Portion, Phase One, Nashville, Tennessee.

This conveyance is made and accepted subject to the following conditions which will be binding upon the Grantee;

1. Easements as set forth in Book 8519, page 915, Register's Office for Davidson County, Tennessee.

2. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, power of attorney, and limitations on title set forth in restrictions recorded in Book 8926, Page 420, said Register's Office, in any allied instrument referred to in said restrictions, and in Amendment to Declaration of record in Book 9402, Page 362, said Register's Office.

3. Easements as set forth in instruments recorded in Book 8614, Page 862, Book 8614, Page 944, Book 8614, Page 946, and Book 8744, Page 648, said Register's Office.

4. Easements to Electric Power Board, as set forth in instrument of record in Book 2649, Page 593, said Register's Office.

5. All matters shown on plat recorded in Book 6900, Page 922-through 924 and Book 6900, Page 851, said Register's Office.

6. Restrictions shown on plat recorded in Book 7900, Page 638, said Register's Office.

Mail tax bills to new owners as follows:
Lutton Mental Health Services
5240 Harding Place
Nashville, TN 37217

7. Easements and building setbacks as shown on plat recorded in Book 7900, Page 638, said Register's Office.

8. Grantee, its successor and assigns, agree that title to said Property and any Improvements will revert to the State twenty (20) years from date of closing of this transaction. This provision shall run with the land.

The Grantor makes no warranties or representations regarding title to said real estate and the recitation above is not intended to be an exhausted list of restrictions, conditions, etc. upon said real estate.

In witness whereof, the parties have affixed their signatures hereunto as duly authorized officials of the respective parties hereto as of this the 13th day of September, 19 94.

GRANTEE

LUTON MENTAL HEALTH CENTER, INC.

Executive Director LMHC

STATE OF TENNESSEE

Commissioner
Finance and Administration

APPROVED:

Attorney General

Governor

BOOK 9463 PAGE 644

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Robert N. Vero, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the executive director of Luton Mental Health, Inc., the within named bargainor(s), and that he/she as such officer being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as such officer.

Witness my hand and official seal at office this 13th day of September, 1994.

Notary Public

My Commission Expires:

3-22-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Notary Public for Davidson County, DAVID L. MANNING, Commissioner of Finance and Administration with whom I am personally acquainted and who, upon oath, acknowledged that he is the Commissioner of Finance and Administration and that he as Commissioner, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the State of Tennessee by himself as Commissioner.

Witness my hand and seal at office, this 17th day of AUGUST, 1994.

Notary Public

My Commission Expires:

1-22-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $-0-.

Affiant

Sworn to and subscribed before me this 13th day of September, 1994.

Notary Public

My Commission Expires:

2/9/98

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FELIX Z. [illegible]
REGISTER
DAVIDSON COUNTY, TN

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IDENTIF. → REFERENCE

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