BOOK 9675 PG 475

Prepared by:

Bobo, Hunt & Bobo
1st National Bank Bldg.
Shelbyville, TN 37160

Tax Responsibility:

Owner
Royal Parkway Partners
2501 Perimeter Place Drive
Nashville, TN. 37214

Information contained in this Deed was furnished by Grantors.

MAP-PARCEL NOS.
95-00-0-115
3dz86212

QUITCLAIM DEED 2453 05/18 0101 03CHECK 12.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **JOSEPH V. RUSSELL & ASSOCIATES**, a Tennessee general partnership, have this day bargained and sold and do hereby quitclaim and convey unto **ROYAL PARKWAY PARTNERS**, its heirs and assigns, all the right, title, claim and interest which I might have in certain real estate lying and being in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee, more particularly described as follows:

Beginning at an iron pin set at the easterly end of the southeasterly return curve at the intersection of Royal Parkway (formerly Elspath Drive), a 60 foot road, and Perimeter Place Drive, a 60 foot road; thence,

1. southeastwardly, with the southerly right-of-way line of Royal Parkway 195.04 feet along the arc of a curve to the right having a radius of 361.77 feet, a central angle of 30 deg. 53 min. 23 sec., and a chord bearing and distance of S 47 deg. 52 min. 40 sec. E 192.69 feet to an existing concrete monument; thence,

2. S 32 deg. 25 min. 59 sec. E 249.21 feet to an iron pin set; thence,

3. southeastwardly, 306.94 feet along the arc of a curve to the left having a radius of 980.64 feet, a central angle of 17 deg. 56 min. 00 sec., and a chord bearing and distance of S 41 deg. 23 min. 59 sec. E 305.68 feet to an existing concrete monument; thence,

4. southwardly, 78.54 feet along the arc of a return curve to the right having a radius of 50.00 feet, a central angle of 90 deg. 00 min. 00 sec., and a chord bearing and distance of S 5 deg. 21 min. 59 sec. E 70.71 feet to an iron pin set; thence,

5. with the northerly boundary line of the property of Samuel

PICK-UP

95 MAY 18 AM 11:59
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0062082
IDENTIF. ← REFERENCE

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Joseph Moore, et al., as recorded in Deed Book 6768, Page 582, R.O.D.C., Tennessee, S 39 deg. 38 min. 01 sec. W 10.00 feet to an iron pin set; thence,

6. westwardly, 215.64 feet along the arc of a curve to the right having a radius of 287.33 feet, a central angle of 43 deg. 00 min. 00 sec., and a chord bearing and distance of S 61 deg. 08 min. 01 sec. W 210.61 feet to an existing iron pin; thence,

7. S 82 deg. 38 min. 01 sec. W 100.00 feet to an existing iron pin; thence,

8. westwardly, 31.59 feet along the arc of a curve to the left having a radius of 736.27 feet, a central angle of 2 deg. 27 min. 29 sec., and a chord bearing and distance of S 81 deg. 24 min. 16 sec. W 31.58 feet to an existing iron pin; thence,

9. N 9 deg. 49 min. 28 sec. W 104.10 feet to an iron pin set; thence,

10. N 37 deg. 11 min. 40 sec. W 71.49 feet to an existing iron pin; thence,

11. N 85 deg. 44 min. 29 sec. W 404.94 feet to an existing planted stone; thence,

12. With the north boundary line of the property of Air Corporate Associates, Ltd., as recorded in Deed Book 6009, Page 789, R.O.D.C., Tennessee, S 42 deg. 21 min. 22 sec. W 314.41 feet to an iron pin set; thence,

13. with a line severing Lot 1, Greenbrier Business Park as recorded in Plat Book 6900, page 81, R.O.D.C., Tennessee, N 36 deg. 50 min. 09 sec. W 41.29 feet to an iron pin set; thence,

14. N 53 deg. 09 min. 51 sec. E 192.87 feet to an iron pin set; thence,

15. with the east boundary line of Lot 1 N 36 deg. 50 min. 09 sec. W 53.00 feet to a chiseled hole in curb; thence,

16. N 53 deg. 09 min. 51 sec. E 40.00 feet to an iron pin set; thence,

17. N 36 deg. 50 min. 09 sec. W 369.21 feet to an iron pin set; thence,

18. N 0 deg. 27 min. 27 sec. E 49.36 feet to an iron pin set; thence,

19. with the south right-of-way line of Perimeter Place Drive S 89 deg. 32 min. 33 sec. E 246.26 feet to an iron pin set; thence,

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20. northeastwardly, 388.35 feet along the arc of a curve to the left having a radius of 293.83 feet, a central angle of 75 deg. 43 min. 34 sec., and a chord bearing and distance of N 52 deg. 35 min. 40 sec. E 360.69 feet to an iron pin set; thence,

21. northeastwardly, 88.96 feet along the arc of a return curve to the right having a radius of 50.00 feet, a central angle of 101 deg. 56 min. 45 sec., and a chord bearing and distance of N 65 deg. 42 min. 15 sec. E 77.68 feet to the point of beginning, and containing 414,579 Square Feet of 9.517 Acres.

And being the same property conveyed to Joseph V. Russell & Associates, by Deed of record in Deed Book 7765, page 309, R.O.D.C., Tennessee, and also being all of Lot 2 and a portion of Lot 1, Greenbrier Business Park, as of record in Plat Book 6900, Page 81, R.O.D.C., Tennessee.

IN TESTIMONY WHEREOF, I have hereunto set my signature, this 28 day of February, 1995.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March 1995.

Deputy Register

JOSEPH V. RUSSELL & ASSOCIATES

BY: _____
Joseph V. Russell, Managing Partner

STATE OF TENNESSEE,

COUNTY OF DAVIDSON.

Personally appeared before the undersigned Notary Public in and for said State and County, the within named, **JOSEPH V. RUSSELL**, managing partner of **JOSEPH V. RUSSELL & ASSOCIATES**, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this 28 day of February, 1995.

_____
Notary Public

MARY BERRY NOTARY PUBLIC DAVIDSON COUNTY TENN.

My commission expires: November 28, 1998

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(49-QD-RSSL-JH)