BOOK 9802 PG 275

95 SEP 21 PM 2:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0103239

PICK-UP

THIS INSTRUMENT PREPARED BY:
MARK H. WESTLAKE
WESTLAKE & MARSDEN, P.C.
1400 Third National Financial Ctr.
424 Church St.
Nashville, TN 37219
(615) 726-3400

QUITCLAIM DEED

NEW OWNER/ADDRESS:	Send Tax Bills To:	Map-Parcel Numbers
Moskovitz Real Estate Investment Company, L.L.C. **2602 Lebanon Road** **Nashville, TN 37214**	SAME	Map 84-16 Parcel 14___ Map 95-4 Parcel 15

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

M A Westlake
AFFIANT

PAMELA E. STOCKARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Pamela E. Stockard
NOTARY PUBLIC
My Commission Expires: 8-10-98

7254 09/21 0101 03CHECK 24.00

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, HORACE MOSKOVITZ, PERRY MOSKOVITZ, ETHEL H. GERINGER and GOLDIE M. BIENER, ("GRANTOR"), convey and quitclaim to MOSKOVITZ REAL ESTATE INVESTMENTS, L.L.C. ("GRANTEE"), its successors and assigns, certain tracts of land in Davidson County, Tennessee, described as follows:

Tract 1

Land in Davidson County, Tennessee, being the northwesterly part of Lot No. 1 on the Map of Crump Heights, as of record in Book 1424, page 144, Register's Office for said County, as follows:

Beginning at a concrete monument in the east margin of Park Drive at the common corner of Lots Nos. 1 and 2; thence along the rear lines of Lots Nos. 2 and 3, easterly

125 feet to an iron pin in the rear corner of Lots Nos. 3 and 4; thence southerly along a line parallel to the easterly margin of Park Drive, 78.8 feet to an iron pin; thence westerly 125 feet, more or less, to a point in the easterly margin of Park Drive, which point is 178.16 feet northerly from a concrete monument set at the northeasterly corner of the intersection of Lebanon Pike and Park Drive; thence northerly with said margin of said Drive 86.24 feet to the point of beginning.

Being the same property conveyed to Horace Moskovitz by deed from R. B. Gaston and wife, Gloria Gaston, of record in Book 3898, page 523, Register's Office for Davidson County, Tennessee; and the same property an undivided two (2%) percent interest each being conveyed to ETHEL H. GERINGER, PERRY MOSKOVITZ and GOLDIE M. BIENER by Quitclaim Deed from HORACE MOSKOVITZ of record in Book 9672, Page 231, Register's Office for Davidson County, Tennessee.

Tract 2

Being part of the easterly part of Lot No. 1, Plan of Crump Heights, of record in Book 1424, page 144, Register's Office for Davidson County, Tennessee, beginning in the north margin of Lebanon Pike 123.2 feet east of a concrete monument set in the beginning of a curve into Park Drive; thence running with the east line of a tract conveyed by Marie Moskovitz to Horace Moskovitz et al, Trustees, by deed of record in Book 3612, page 285, said Register's Office, North 278 feet, more or less to a point in the south line of Lot 3 on said Plan, same being 145 feet east of the east margin of Park Drive; thence with said south line of Lot 3, East 45 feet; thence South and parallel to said east line of the Horace Moskovitz tract, 278 feet, more or less to a point in the north margin of Lebanon Pike 63.5 feet west of a concrete monument set in same at the northwest corner of the Henry Conatser property; thence with the north margin of said Pike, west 45 feet to the beginning.

Being the same property conveyed to Horace Moskovitz by deed from Horace Moskovitz and Perry Moskovitz, Co-Executors of the Estate of Marie G. Moskovitz of record in Book 4730, page 181, Register's Office for Davidson County, Tennessee and the same property an undivided two (2%) percent interest each being conveyed to ETHEL H. GERINGER, PERRY MOSKOVITZ and GOLDIE M. BIENER by Quitclaim Deed from HORACE MOSKOVITZ of record in Book 9672, Page 231, Register's Office for Davidson County, Tennessee.

This conveyance subject to all encumbrances and obligations affecting the property.

WITNESS my hand this 15 day of AUGUST, 1995.

Horace Moskovitz

HORACE MOSKOVITZ

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PERRY MOSKOVITZ

GOLDIE M. BIENER

ETHEL H. GERINGER

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HORACE MOSKOVITZ, the 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 and official seal at Nashville, Tennessee this 15 day of AUG, 1995.

NOTARY PUBLIC

My Commission Expires: SEPT 21, 1996

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PERRY MOSKOVITZ, the 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 and official seal at Nashville, Tennessee this 15 day of AUG, 1995.

NOTARY PUBLIC

My Commission Expires: SEPT 21 1996

[PERRY MOSKOVITZ'S WIFE] joins in this conveyance for the sole purpose of quitclaiming any and all marital rights which she may hold in the foregoing property.

Helen L. Moskovitz
NAME

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen L. Moskovitz, 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 15 day of AUG., 1995.

Marie D. Biener
NOTARY PUBLIC

My Commission Expires: SEPT-21, 1996

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GOLDIE R. BIENER, 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 15 day of AUG, 1995.

Marie D. Biener
NOTARY PUBLIC

My Commission Expires: SEPT-21, 1996

[GOLDIE M. BIENER'S HUSBAND] joins in this conveyance for the sole purpose of quitclaiming any and all marital rights which he may hold in the foregoing property.

Maxie G. Biener
NAME

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Maxie Biener, the 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 and official seal at Nashville, Tennessee this 15 day of August, 1995.

Jackie Faubanks Smith
NOTARY PUBLIC

My Commission Expires: May 30, 1999

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ETHEL H. GERINGER, 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 15 day of Aug, 1995.

Maxie G. Biener
NOTARY PUBLIC

My Commission Expires: Sept. 21, 1996

[ETHEL H. GERINGER'S HUSBAND] joins in this conveyance for the sole purpose of quitclaiming any and all marital rights which he may hold in the foregoing property.

Bernie Geringer
NAME

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bernie Geringer, the 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 and official seal at Nashville, Tennessee this 15 day of AUG, 1995.

NOTARY PUBLIC

My Commission Expires: SEPT-1996

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