Box 42

BOOK 9932PG 7

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $NONE.

Blossom D. Averbuch
Affiant

Subscribed and sworn to before me, this 27th day of November, 1995.

Sandra D Wilkins
Notary Public

My Commission Expires: 11-20-96

**THIS INSTRUMENT PREPARED BY:**

**GULLETT, SANFORD, ROBINSON & MARTIN**
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

| **Address New Owner As Follows:** | **Send Tax Bills To:** | **Map-Parcel Number:** |
|---|---|---|
| Blossom D. Averbuch, Trustee<br>4900 North Ocean Blvd.<br>Apt. 1021<br>Ft. Lauderdale, FL 33308 | Same | Map 116-8-E<br>Parcel 100 |

## QUITCLAIM DEED

**KNOW ALL PERSONS** by these presents that BLOSSOM D. AVERBUCH ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the purpose of transferring the Grantor's entire ownership interest in the subject real property, hereby releases, remises and quitclaims unto BLOSSOM D. AVERBUCH, TRUSTEE of the Irrevocable Trust Agreement of Blossom D. Averbuch, dated November 27th, 1995, as amended from time to time, and to her successors in

trust, all right, title and interest of the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

**WITNESS** my hand this 27th day of November, 1995.

Blossom D. Averbuch

Blossom D. Averbuch

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Blossom D. Averbuch, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

**WITNESS** my hand, at office, this 27th day of November, 1995.

Sandra D. Wilkins

Notary Public

My Commission Expires: 11-20-96

0145482
IDENTIF. ↑ REFERENCE

96 JAN 30 PM 3:27
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0042267

2780 01/30 0101 03CHECK 12.00

**EXHIBIT A**

**Legal Description**

Land lying in Davidson County, Tennessee, more particularly described as follows:

A certain building site in Davidson County, Tennessee, being Lot No. 100 of the re-subdivision of Lots 99, 100 and 101 of Sugartree Phase III, of record in Book 4955, page 37, as amended by instrument of record in Book 5091, page 609, on the Plan of Sugartree Phase III of record in Book 4860, pages 117-121, Register's Office for Davidson County, Tennessee, to all of which specific reference is here made, and together with appurtenant, non-exclusive interest in the common and limited common areas as shown on said Plan and as provided in the Declaration of Covenants, Conditions and Restrictions of record in Book 4857, page 157, as supplemented and amended by instruments of record in Book 4874, page 463; Book 4911, page 356; Book 4996, page 126; Book 5003, page 688 and Book 5087, page 220, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gerald D. Averbuch, as to an undivided two-thirds (2/3) interest and Blossom D. Averbuch, as to an undivided one-third (1/3) interest, as tenants in common, of record in Book 5092, page 188, Register's Office for Davidson County, Tennessee. A tenancy by the entirety was created between Gerald Averbuch and wife, Blossom D. Averbuch, by quitclaim deed of record in Book 6491, page 97, Register's Office for said County.

Being the same property conveyed by Gerald Averbuch and wife, Blossom D. Averbuch, to Blossom D. Averbuch, Trustee, under a revocable Trust Agreement dated March 25, 1985, subject to a retained life estate held by Gerald Averbuch, of record in Book 8615, page 848, Register's Office for said County.

The last conveyance of record concerning the subject property is a quitclaim deed of record in Book 9932, page 3, said Register's Office, wherein Blossom D. Averbuch, Trustee, under a Revocable Trust Agreement dated March 25, 1985, and Gerald Averbuch, conveyed their interests in the subject property, including the life estate held by Gerald Averbuch, to Blossom D. Averbuch, individually.

This is improved property known as 100 Jamestown Park, Nashville, Tennessee.