This Instrument Prepared by
and Return to:
HARKAVY, SHAINBERG, KOSTEN & KAPLAN, P.A.
530 Oak Court Drive, Suite 350
Memphis, Tennessee 38117

BOOK 10541 PG 388

108-00-0
243.00

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That Ronald P. Underberg, for and in consideration of the sum of Ten and no/100 Dollars, do(es) hereby bargain, sell, remise, release, quit claim and convey unto American Properties Company, L.P., all its right, title and interest in and to the following described real estate located in the City of Nashville, County of Davidson, State of Tennessee, to-wit:

See Attached Exhibit A

IN TESTIMONY WHEREOF, said Ronald P. Underberg has caused his name to be signed hereto by and through its proper officers duly authorized so to do this the 21 day of July, 1997.

Ronald P. Underberg

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Ronald P. Underberg, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and official seal at office this 21ST day of July, 1997.

NOTARY PUBLIC

Notary Public

My commission expires:

MY COMMISSION EXPIRES
SEPTEMBER 12, 2000

97 JUL 24 PM 3:28
FELIX E. DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

03999

PROPERTY ADDRESS:
560 Donelson Pike
Nashville, Davidson County, TN

Tax Parcel I.D. No. 243

MAIL TAX NOTICES TO:

American Properties Company, L.P.
3523 Lamar Avenue
Memphis, TN 38118

PROPERTY OWNER AND ADDRESS:
American Properties Company, L.P.
3523 Lamar Avenue
Memphis, TN 38118

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I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me this 21ST day of July, 1997.

Notary Public

My commission expires: MY COMMISSION EXPIRES SEPTEMBER 12, 2000

EXHIBIT A

(Legal Description)

A tract of land located in the First Civil District of Davidson County, Tennessee at the northwest corner of Donelson Pike and Royal Parkway, being parcel 243 on Property Map 108 and being Lot No. 3 on the plat of a resubdivision of Lot 2, W. B. Wiggins, Jr. Subdivision and being more particularly described as follows:

Beginning at a chiseled cross on sidewalk on the west right-of-way of Donelson Pike and being the northeast corner of Lot No. 3, said cross being 240.0' north of the centerline of Royal Parkway and proceeding as follows:

1. With the west right-of-way of Donelson Pike south 4° 36' west a distance of 175.13' to a cross on sidewalk, and being the northwest radius of Donelson Pike; thence,

2. Around a curve to the right having a radius of 25.0' a distance of 39.14' to an old iron pin, and being the northwest radius of Royal Parkway; thence,

3. With the north right-of-way of Royal Parkway north 85° 42' west a distance of 160.13' to a new iron pin, and being the southwest corner of Lot No. 3; thence,

4. Leaving the north right-of-way of Royal Parkway north 4° 36' east a distance of 200.0' to a P.K. nail, and being the northwest corner of Lot No. 3; thence,

5. South 85° 42' east a distance of 185.0' to the point of beginning containing 36,867 sq. ft. as per survey by Turner Engineering Company dated 8-12-93 and being Job No. 56-67 W.O. #6727.

The above-described property now being shown as Lot 3 on Plat entitled "A Resubdivision of Lot 2, W. B. Wiggins, Jr. Subdivision" of record in Plat Book 8250, page 216, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Ronald Underberg by Warranty Deed from SHN Partnership of record in Book 9295, Page 971 in the Register's Office of Davidson County, Tennessee.