BOOK 10727 PG 836

This Instrument Prepared by:
SUSAN R. LIMOR, ATTORNEY
A PROFESSIONAL CORPORATION
SUITE 2727, RENAISSANCE TOWER
611 Commerce Street
Nashville, TN 37203

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	*SEND TAX BILLS TO:*	*MAP PARCEL NUMBERS*
VICTOR I. LIMOR	*VICTOR I. LIMOR*	*92-4* *Par 284, 285 and 287*
832 HIGHLAND CREST DRIVE	*832 HIGHLAND CREST DRIVE*	
NASHVILLE, TN 37205	*NASHVILLE, TN 37205*	

FOR AND IN CONSIDERATION *of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Susan R. Limor, by these presents does hereby quitclaim and convey unto Victor I. Limor, his successors, heirs and assigns, all her right, title and interest in and to the following described tracts of land:*

TRACT I
LAND in Davidson County, Tennessee, being part of Lots Nos. 24 and 25 on the Plan of Holt's Addition to Nashville (C.M. Holt's Subdivision), as of record in Book 21, Page 33, Register's Office for said County.

SAID PART OF SAID Lots fronts 68 feet on the West side of Warren Street, formerly Holt Street, and extends back between parallel lines with the southerly margin of an alley 60 feet to a dead line.

THIS IS IMPROVED PROPERTY, KNOWN AS 905 Warren Street, Nashville, Tennessee 37208 (MAP 92-4, PARCEL 287)

TRACT NO. II:
LAND in Davidson County, Tennessee, being part of Lots Nos. 25 and 26 on the Plan of C.M. Holt's Plan of Lots (C.M. Holt's Subdivision), as of record in Book 21, Page 33, Register's Office for said County.

SAID parts of said Lots and said improvements have been surveyed by Hal R. Swann, Jr., Surveyor, and the same are herewith fully described according to his survey made March 2, 1966, as follows: Beginning at a point marked with an iron rod in the northerly margin of Herman (formerly Hamilton) Street, at the westerly edge or margin of an iron wire fence, which point is 156.4 feet westerly from a point in the center line of Warren Street (formerly Holt Street) and the northerly margin of said Herman Street (as shown on said Holt's Plan), said beginning point being the beginning point of the tract of land herein conveyed; thence, running in a northerly direction, along the westerly edge or margin of said iron fence 138 feet to an iron rod at a point in the southerly margin of a 20 foot alley; thence, easterly and along the southerly margin of said alley 78 feet to an iron rod at a point which is 80.7 feet westerly from the center line of said Warren Street and the southerly margin of said alley, same being the northeasterly corner of the tract of land herein conveyed; thence, at right angles, southerly along a line parallel to and 78 feet easterly from the westerly line or margin of said iron wire fence above described and intercepting a wooden fence at or near the Southeast corner of a building erected on said land herein described and following on southerly along said fence a total distance in all of 138 feet to an iron rod at a point in said fence or fence line in the northerly margin of said Herman Street which point is 78 feet East, along the northerly margin of said Herman Street, from the point of beginning; thence, westerly along the northerly margin of said Herman Street 78 feet to the point of beginning. There is located on said property a building having a width of 70 feet and running back to and past the southerly margin of said alley a distance of 119.8 feet from the front of same which said building extends on over into the alley a distance of approximately 1-1/2 to 2 feet. Said building is located within the boundary lines of said parcel of land herein described, except for the portion extending over into the said alley. All of said building is conveyed to Grantees along with the said parcel of land as well as the said fences and all improvements within the boundaries of said parcel of land.

The general warranty herein contained as to the title to said parcel of land and to said building and improvements is limited to and warrants said title to that portion of Lot No. 26 embraced within the boundaries of said parcel of land described herein and as to said portion of Lot NO. 25 only as to the portion of said Lot which is actually covered or occupied by said building and extending to and actually lying within and covered by the easterly edge of the East foundation wall, the East building wall, and East roof extention or overhang on the East side or wall of said building and to such part of said Lot as is embraced or included in the said description of the land described herein within the area West of the said East boundary line as lies to the West of the East lot line where the same runs along and follows the wooden fence heretofore described running from the southeasterly corner of the said building to the iron rod at the point in the said wood fence at the margin of said Herman Street which is the Southeast corner of the parcel of land herein conveyed and above described. The warranty of title as to the building does not apply to that portion of the land in the alley over which said building extends and rests. However, the portion of the building extending over the South line of the alley is conveyed herein and herewith along with the property and building lying within the boundaries of said land as described in the foregoing description of the same.

TRACT NO. III:
BEING the southerly 70 feet of Lot No. 24 and the easterly 10 feet of the southern 70 feet of Lot No. 25 in Holt's Addition to Nashville (C.M. Holt's Subdivision), as of record in Book 21, Page 33, Register's Office for said County.

SAID parts of Lots Nos. 24 and 25 begin at the Northwest corner of Hamilton and Holt Streets and extend northwardly with the West line of Holt Street 70 feet to a point; thence, westerly with a line parallel to Hamilton Street 60 feet to a point; thence, southwardly parallel with Holt Street 70 feet to a point in the North line of Hamilton Street; thence, eastwardly with the northerly line of Hamilton Street 60 feet to a point of beginning.

THIS is improved property, known as 1026 Herman Street, Nashville, Tennessee 37208 (TRACTS NOS. II AND III - MAP 92-4, PARCEL 285).

TRACT NO. IV:
BEING Lot No. 27 on the Plan of C.M. Holt's Subdivision, as of record in Book 21, Page33, Register's Office for said County.

SAID Lot No. 27 fronts 50 feet on the northerly side of Hamilton Street and runs back, between parallel lines, 138 feet to an alley.

BEING the same property conveyed to Victor Limor and wife, Susan R. Limor, by Deed from Irvin Limor and wife, Elizabeth Limor, as of record in Book 7817, Page 486, Register's Office for Davidson County, Tennessee.

THIS is improved property, know as 1028-1030 Herman Street, Nashville, Tennessee 37208 (MAP 92-4, PARCEL 284).

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1.00

Subscribed and sworn before me, this 15th day of December, 1997.

Affiant

My Commission Expires MAR. 21, 1998

My commission expires: _____
(Affix Seal)

Notary Public

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

SUSAN R. LIMOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mitzi A. Urquhart, a Notary Public in and for said County and State, Susan R. Limor, the within named bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of December, 1997..

MITZI A. URQUHART NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission Expires: My Commission Expires MAR. 21, 1998

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IDENTIFICATION REFERENCE

97 DEC 19 PM 2:55
REGISTER
DAVIDSON COUNTY, TN