5E

BOOK 11280 PAGE 759

This instrument prepared by: Harris A. Gilbert, Esq.
Wyatt, Tarrant & Combs
511 Union St., Suite 1500
Nashville, TN 37219

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel
120 SECOND AVENUE, LLC Douglas Hirt, Chief Manager 5039 Hill Place Drive Nashville, TN 37205	SAME	Map 93-6-4 Parcel 101

For and in consideration of love and affection (and no monetary consideration) The Leon Company and Frank C. May, each owning an undivided one-half (½) interest, hereinafter called the Grantors, by these presents do quitclaim and convey unto 120 SECOND AVENUE, LLC, hereinafter called the Grantee, its successors and assigns, all of their right, title, and interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

> BEGINNING at a point approximately 60 feet north of the intersection of the north edge of the Shelby Street Bridge and the east edge of Second Avenue South, thence eastwardly along the north edge of the Old American Steam Feed Company Building approximately 100 feet to an alley, thence northwardly along said alley, 80 feet to a point; thence westwardly 100 feet to a point on the east edge of Second Avenue South, thence southwardly along the east side of Second Avenue South 80 feet to the beginning; being part of Lot 3 on the Upper Ferry Plan and part of the property identified on the Metropolitan Tax Assessor's records as Map 93-6-4 Parcel 59.
>
> Being the same property conveyed to Jacob May and Frank C. May by deed from Gungor Eryasa and wife, Karsta Eryasa of record in Book 6054, page 548, Register's Office for Davidson County, Tennessee, and further, Jacob May's undivided one-half (½) interest being conveyed to The Leon Company of record in Book 8094, Page 643, Register's Office for Davidson County, Tennessee.

The legal description contained herein is the same as that contained in the previous deed of record.

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

This is improved property known as:

120 2nd Avenue, South
Nashville, Tennessee
93-6-4 Parcel 101

Witness our hands this the 4th day of January, 1999.

THE LEON COMPANY

BY: Leon May

Frank C May
FRANK C. MAY

0532481
IDENTIF. ↑ REFERENCE

99 JAN -4 PM 3:04

[illegible] REGISTER
DAVIDSON COUNTY, TN.

8239 01/04 0101 08CHECK 10.00

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for said county and state, the within named **FRANK C. MAY,** the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this ___ day of _____, 199_.

Commission Expires_____

_____
NOTARY PUBLIC

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ self to be the _____ of **THE LEON COMPANY**, the within named bargainor, and that __he as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ by _____self as such _____

Witness my hand and seal, at office in _____, Tennessee, this ___ day of _____, 199_.

Commission Expires_____

_____
NOTARY PUBLIC

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is -0- ($0.00).

_____
FRANK C. MAY

Subscribed and sworn to before me, this the ___ day of _____, 199_.

Commission expires: _____

_____
NOTARY PUBLIC

H:\SP\HAG\MAY.120LC.DED (December 7, 1998; 4:22PM)