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This instrument prepared by:

Harris A. Gilbert, Esq.
Wyatt, Tarrant & Combs
511 Union St., Suite 1500
Nashville, TN 37219

8262 01/04/99 0101 03CHECK 10.00

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel
105 SECOND AVENUE, LLC Douglas Hirt, Chief Manager 5039 Hill Place Drive Nashville, TN 37205	SAME	Map 93-6-2 Parcel 47

For and in consideration of love and affection (and no monetary consideration) Leon May, Trustee, hereinafter called the Grantor, with full power to convey, sell, transfer, lease, or mortgage, without the joinder of any beneficiary, by these presents does quitclaim and convey unto 105 SECOND AVENUE, LLC, hereinafter called the Grantee, its successors and assigns, all of his right, title, and interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

> Being the southerly 40 feet of Lot No. 2 on the Plan of Richard Cross' Subdivision of Lot No. 30 and part of Lot No. 29 in the original Town of Nashville, as of record in Will Book 9, page 75, County Court of said County.
>
> Said part of Lot No. 2 fronts 40 feet on the westerly side of Second Avenue, North, as widened, and extends back between parallel lines, parallel with and 45 feet northerly from the northerly margin of Broad Street, 85 feet more or less, to an alley.
>
> Being the same property conveyed to Leon May, Trustee, by deed from Mimsye S. May and husband, Leon May, of record in Book 6053, Page 661, said Register's Office.

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:

105-11 2nd Avenue, North
Nashville, Tennessee
93-6-2 Parcel 47

Witness my hand this the 4th day of January, 1999.

Leon May
LEON MAY, TRUSTEE

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IDENTIF. ↑ REFERENCE

99 JAN -4 PM 3:06

[illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for said county and state, the within named **LEON MAY, TRUSTEE,** 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 4th day of June, 1999.

HARRIS A. GILBERT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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).

_____
LEON MAY

Subscribed and sworn to before me, this the 4th day of June, 1999.

HARRIS A. GILBERT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission expires: _____

_____
NOTARY PUBLIC

H:\SP\HAG\MAY105LLC.DED (December 15, 1998; 12:48PM)