File 35
c-7-e

This instrument prepared by:
Arnall Golden & Gregory, LLP
2800 One Atlantic Center
1201 West Peachtree Street
Atlanta, Georgia 30309-3450
Attn: Keith E. Linch, Esq.

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After recording return to:
Bruce Rubenstein, Esq.
c/o Kimco Realty Corporation
3333 New Hyde Park Road
Suite 100
New Hyde Park, NY 11042-0020

99 NOV 23 PM 2:44
[illegible] COUNTY, TN.

0660480

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	TAX MAP/PARCEL NO.:
KIR Northside Marketplace L.P. c/o Kimco Realty Corporation 3333 New Hyde Park Road Suite 100 New Hyde Park, New York 11042-0020	same	Map 26-15, Parcel 45

THIS INDENTURE, made as of the 22nd day of November, 1999, between DAVEVEST ASSOCIATES, LIMITED PARTNERSHIP, a Georgia Limited Partnership, (hereinafter referred to as "GRANTOR"), and KIR MARKETPLACE L.P., a Delaware corporation (hereinafter referred to as "GRANTEE") ("GRANTOR" and "GRANTEE" to include their respective heirs, successors and assigns where the context requires or permits).

W I T N E S S E T H:

THAT GRANTOR, for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable consideration in hand paid at and before the sealing and

delivery of these presents, the receipt and sufficiency of which are hereby acknowledged, by these presents does hereby remise, convey and forever QUITCLAIM unto GRANTEE, all that certain land in Davidson County, State of Tennessee, as more particularly described on Exhibit "A" attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD, the said described premises to GRANTEE, so that neither GRANTOR nor any person or persons claiming under GRANTOR, shall at any time, by any means or ways, have, claim or demand any right or title to said premises or appurtenances, or any rights thereof.

IN WITNESS WHEREOF, the GRANTOR has signed and sealed this Quitclaim Deed, the day and year first above written.

GRANTOR:
DAVEVEST ASSOCIATES, LIMITED PARTNERSHIP

By: ESD Properties, Inc., a South Carolina corporation, its general partner

By: John H. Disher
John H. Disher, Vice President

[CORPORATE SEAL]

STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

Personally appeared before me, a Notary Public, John H. Disher, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Vice-President of ESD Properties, Inc., a South Carolina corporation, the sole general partner of DAVEVEST ASSOCIATES, LIMITED PARTNERSHIP, a Georgia limited partnership, the maker, and he is authorized by the maker as the President of the sole general partner of the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this 19 day of November, 1999.

Tracee M. Metts
Notary Public

[Notary Seal]

My commission expires: My Commission Expires March 18, 2007

STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

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The actual consideration for this transfer is $0.00

DAVEVEST ASSOCIATES, LIMITED PARTNERSHIP

By: ESD PROPERTIES, INC., its general partner

By: John H. Disher

John H. Disher, Vice-President
Affiant/Grantor

Subscribed and sworn before me this 19 **day of November, 1999.**

Notary Public
My commission expires: My Commission Expires March 19, 2007

[Notary Seal]

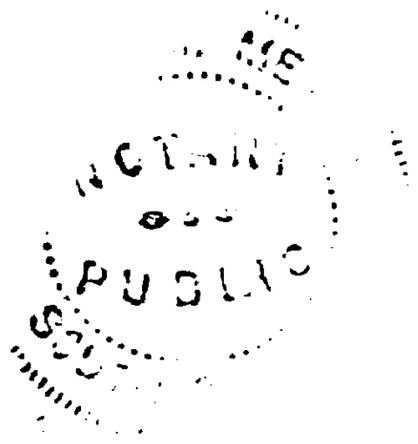


EXHIBIT "A"

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PROPERTY DESCRIPTION

Being an Parcel of land in Davidson County, Tennessee, being Lot 2 of the Resubdividson Plat Lot 2 of Northside Marketplace recorded in Plat Book 9700, Page 894 in the Register's Office of Davidson County, TN. (RODC, TN.) bounded on the north by the Right-of-Way (ROW) of Gallatin Pike on the east by Riverchase Boulevard, on the south by lands of Harrison and on the west by lands of Ragland and Arlington Washmaster. Lands being described as follows:

POINT OF BEGINNIG being a found Iron Rod at the common southwest corner of the Norton Seaman tract as recorded in Bk. 9658, Pg. 29 RODC, TN. and the most easterly northeast corner of lands being described; Thence, along the said common boundary North 59° 20'01" East 359.60 feet to a point; Thence, North 30°40'51" West 221.79 feet to a point on the ROW of Gallatin Pike; Thence, along said ROW with a curve to the right having an Radius of 5666.00 feet, an Arc Length of 121.25 feet an Delta Angle of 01°13'34" and a Chord Bearing and Distance of North 59°52'06" East 121.25 feet to a point; Thence, leaving said ROW South 30°40'33" East 204.04 feet to a point at the southwest corner of Lot 1 of said Plat of Northside Marketplace; Thence, continuing along said Lot 1 boundary North 59°26'14" East 239.00 feet to a point; Thence, North 31°03'39" West 188.99 feet to a point on said ROW of Gallatin Pike; Thence, along said ROW North 62°35'03" East 214.82 feet to a point on a curve to the right; Thence, along said curve having an Radius of 2800.79 feet, an Arc Length of 369.64 feet, an Delta Angle of 07°33'42" and a Chord Bearing and Distance of North 66°22'01" East 369.37 feet to a point on a curve to the right; Thence, along said curve having an Radius of 20.00 feet, Arc Length of 32.08 feet, an Delta Angle of 91°54'47" and a Chord Bearing and Distance of South 63°53'45" East 28.75 feet to a point on the ROW of said Riverchase Blvd.; Thence, along said ROW South 17°56'21" East 382.19 feet to a curve to the left; Thence, continuing along said ROW and curve having an Radius of 647.00 feet, an Arc Length of 134.40 feet, Delta Angle of 11°54'08" and a Chord Bearing and Distance of South 23°53'25" East 134.16 feet to a point; Thence, continuing along said ROW South 29°50'29" East 353.07 feet to a point on a curve to the left; Thence, continuing along said ROW and curve having a Radius of 837.00 feet, an Arc Length of 83.91 feet, an Delta Angle of 05°44'38" and a Chord Bearing and Distance of South 32°42'48" East 83.87 feet to a point; Thence, leaving said ROW South 64°14'58" West 471.69 feet to a point; Thence, North 72°55'37" West 159.72 feet to point; Thence, South 73°01'23" West 321.41 feet to a point; Thence, South 40°25'57" West 128.48 feet to a point; Thence, North 48°32'56" West 566.78 feet to a point; Thence, North 48°33'34" West 91.08 feet to the Point of Beginning.

Containing 933,927 Square Feet or 21.44 Acres.

Together with appurtenant real property rights and easements contained in Reciprocal Easement and Operating Agreement, of record in Book 10478, page 333, as amended by First Amendment to Reciprocal Easement and Operating Agreement, of record in Book 10884, page 749, said Register's Office; (2) Declaration of Easement and Restrictive Covenants of record in Book 10621, page 402, as amended in First Amendment to Declaration of Easement and Restrictive Covenants of record in Book 10884, page 755, said Register's Office; and (3) Declaration of Easements, Covenants and Restrictions for Northside Marketplace of record in Book 11445, page 402, said Register's Office.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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EXHIBIT "A"

LEGAL DESCRIPTION

Being the same property conveyed to Davevest Associates, Limited Partnerhsip by deeds of record in Book 10884, page 759, Book 10884, page 769, Book 10884, page 772, Book 10884, page 775, Book 10884, page 780, Book 10310, page 46, Book 10310, page 49, Book 10310, page 52, and Book 9852, page 542, Register's Office for Davidson County, Tennessee.

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