THIS INSTRUMENT PREPARED BY:
MARK H. WESTLAKE (#6336)
WESTLAKE & MARSDEN, P.C.
Third National Financial Ctr.
424 Church Street, Suite 1400
Nashville, TN 37219
(615) 726-3400

Instr:200003140026377 Page: 1 OF 3
REC'D FOR REC 03/14/2000 4:03:22PM
RECORD FEE: $14.00
M. TAX: $0.00 T. TAX: $0.00

QUITCLAIM DEED

NEW OWNER/ADDRESS	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
Perry Moskovitz Goldie Biener Wells Ethel Geringer Horace Moskovitz Living Trust for Perry W. Moskovitz and Goldie M. Biener and Their Appointees or Issue dated March 7, 2000, Horace Moskovity, Perry W. Moskovitz and Goldie M. Biener, Co-Trustees	c/o Perry Moskovitz 4433 Georgian Place Nashville, TN 37215	Map 95-4, Parcel 15.01 Map 95-4, Parcel 236

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)



The actual consideration or value whichever is greater for this transfer is none.

AFFIANT

NOTARY PUBLIC
My Commission Expires: 7/22/2000

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, BEN-RIE, L.L.C. ("GRANTOR") conveys and quitclaims all its right, title and interest in and to certain tracts of land in Davidson County, Tennessee to the following GRANTEES:

an undivided 50% interest to Horace Moskovitz Living Trust for Perry W. Moskovitz and Goldie M. Biener and Their Appointees or Issue dated March 7, 2000, Horace Moskovitz, Perry W. Moskovitz and Goldie M. Biener, Co-Trustees;

an undivided 25% interest to Perry Moskovitz;

an undivided 25% interest to Goldie M. Biener as follows:

The real property being conveyed is more particulary described as follows:

TRACT I:

BEING part of Lot No. 1 on the Plan of Crump Heights, as of record in Book 1424, Page 144, Register's Office for Davidson County, Tennessee, described as follows: BEGINNING at a point in the northerly margin of Lebanon Pike at a point 108.5 feet, more or less, West of the Southwest corner of the Henry Conatser property; thence, with the margin of said Pike, westwardly 20 feet to an iron pin which is 103.2 feet East of a concrete monument set at the beginning of a curve into Park Drive; thence, northwardly 278.8 feet to an iron pin in the South line of Lot No. 3, which pin is 125 feet East of Park Drive; thence, eastwardly 20 feet; thence, southwardly 278 feet, more or less, to the beginning.

THIS being improved property known as 2602-A Lebanon Road, Nashville, Tennessee 37214 [Map 95-4, Parcel 15.01, Field Book No. 3DZ-56045].

TRACT II:

BEING part of Lot No. 1 on the Plan of Crump Heights, as of record in Book 1424, Page 144, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the northerly margin of Lebanon Pike, at the Southwest corner of the Henry Conatser Property; thence, with the margin of said Pike, westwardly 63.5 feet to a point 45 feet East of the Southeast corner of the property conveyed to Horace Moskovitz et al, Trustees, by Deed from Marie G. Moskovitz, of record in Book 3612, Page 285, said Register's Office; thence, northwardly parallel to and 45 feet East of said Trustee's easterly line, 278 feet, more or less, to the southerly line of Lot No. 4; thence, with the southerly line of Lot No. 4 and 5, eastwardly 54.8 feet to Conatser Northwest corner; thence, with his West line, South 4 degrees 36' East, 277.7 feet to the point of beginning.

BEING the same property conveyed to Horace Moskovitz and Perry W. Moskovitz, Co-Trustees for the use and benefit of the Marie G. Moskovitz Trust, by Deed from Marie G. Moskovitz, a widow, of record in Book 3909, Page 439, Register's Office for Davidson County, Tennessee. By instrument styled Agreement to Terminate Trust, of record in Book 4333, Page 651, Register's Office for Davidson County, Tennessee, all beneficiaries of said Trust joined in and elected to terminate the Marie G. Moskovitz Trust, vesting title in Horace Moskovitz, Perry Moskovitz, Goldie Biener and Ethel M. Geringer, equally, Ethel M. Geringer having transferred her one-fourth

(1/4) undivided interest to Horace Moskovitz by deed of record in Book 8001, Page 12, Register's Office for Davidson County, Tennessee.

THIS being improved property known as 2602 Lebanon Road, Nashville, Tennessee 37214 [Map 95-4, Parcel 236, Field Book No. 3DZ-56042].

WITNESS my hand this 9th day of March, 2000.

BEN-RIE, L.L.C.

By: _____
HORACE MOSKOVITZ

ATTEST:

_____
PERRY MOSKOVITZ, Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HORACE MOSKOVITZ, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be Chief Manager of Moskovitz Real Estate Investment, L.L.C. and that as such Chief Manager he executed the foregoing Quitclaim Deed for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 9th day of March, 2000.

My Commission Expires: 8-13-02

_____
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PERRY MOSKOVITZ, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be Secretary of Moskovitz Real Estate Investment, L.L.C. and that as such Secretary he executed the foregoing Quitclaim Deed for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 9th day of March, 2000.

My Commission Expires: 7/22/2000

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NOTARY PUBLIC

G:\10050.03\Quitclaim Deed 4.wpdMarch 9, 2000