PROPERTY TAX INFORMATION:

OWNER: Baty Development Group, LLC
%Phillip B. Baty, Chief Manager
12693 Halls Hill Pike
Milton, TN 37118

THIS INSTRUMENT PREPARED BY:

SANDRA Y. TRAIL, Attorney
107 North Maple Street
Murfreesboro, TN 37130

From Information Provided by the Parties

SEND TAX BILLS TO: Same

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the undersigned, **PHILLIP BATY AND CAROL J. ATWOOD**, have this day bargained and sold and do hereby transfer, convey and quitclaim unto **BATY DEVELOPMENT GROUP, LLC,** a Tennessee limited liability company, its successors and assigns, all of its interest in and to those certain tracts or parcels of real estate situated in Davidson County, Tennessee, and being described as follows, to-wit:

TRACT NO. 1 **(Map 104-2, Parcel 244, 212 31st Avenue North, Nashville, TN 37203)**:

Being the westerly part of Lot No. 8, the southerly part of Lot No. 11, and all of Lot No. 12, on the Plan of A.W. Wills' Subdivision of Lot No. 40 of the Boyd Cockrill Spring Tract, as of record in Book 57, page 114, Register's Office for said County and described as follows:
Said Part of Lots Nos. 8 and 11 are described together as beginning on the easterly margin of 31st Avenue North, formerly Euclid Avenue, 117 feet south of the southerly margin of Lemira Avenue; thence with the easterly margin of 31st Avenue North, southwardly 61-1/3 feet to the corner of Lots Nos. 11 and 12; thence with the line between said two lots and with the line between Lots Nos. 7 and 8 eastwardly 112 feet to a point 115 feet west of the westerly margin of 30th Avenue North; thence northwardly and parallel with the westerly margin of 30th Avenue North, 50 feet to the line between Lots Nos. 8 and 9; thence with the line between Lots Nos. 8 and 9 westwardly passing the corner of said two lots and continuing in a straight line, in all 76 feet to the beginning. Said Lot No. 12 fronts 61-1/3 feet on the easterly side of 31st Avenue North and runs back 72 feet on the northerly line and 108 feet on the southerly line, to the westerly line of Lot No. 7 and measures 50 feet thereon.

TRACT NO. 2 **(Map 104-2, Parcel 247, 210 31st Avenue North, Nashville, TN 37203)**:

Being the westerly part of Lot No. 7 on the Plan of A. W. Wills' Subdivision of Lot No. 40 of the Boyd Cockrill Spring Tract, as of record in Book 57, page 114, Register's Office for said County.
Said part of Lot No. 7 is a tract 50 x 30 feet, lying along the east line of Lot No. 12.

Being the same property conveyed to Phillip Baty and Carol Atwood by Quitclaim Deed from Baty Investment Group, Family Limited Partnership appearing of record as Instrument Number 20020401003910 6 of the Register's Office of Davidson County, Tennessee.

The above-described parcels of property are conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Davidson County DEEDQC
Recvd: 04/01/02 12:37 4pgs
Fees:22.00 Taxes:0.00
20020401-0039107

NANCY BATY, wife of PHILLIP B. BATY, hereby joins in the execution of this instrument for the purposes herein contained and for the purpose of relinquishing any and all marital rights which she may have to said property.

JACK ATWOOD, husband of CAROL J. ATWOOD, hereby joins in the execution of this instrument for the purposes herein contained and for the purpose of relinquishing any and all marital rights which he may have to said property.

WITNESS OUR HANDS this the 23rd day of March, 2002.

PHILLIP BATY

NANCY BATY

CAROL J. ATWOOD

JACK ATWOOD

STATE OF TENNESSEE)
Davidson ss.
~~RUTHERFORD~~ COUNTY)

Before me, the undersigned, of the state and county aforesaid, personally appeared Phillip Baty with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND AND SEAL at office in Nashville, ~~Murfreesboro~~, Tennessee this the 23rd day of March, 2002.

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES MAY 20, 2003

STATE OF TENNESSEE)
Davidson ss.
~~RUTHERFORD~~ COUNTY)

Before me, the undersigned, of the state and county aforesaid, personally appeared Nancy Baty with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS MY HAND AND SEAL at office in Nashville ~~Murfreesboro,~~ Tennessee this the 23rd day of March, 2002.

Rose Mary Rodriguez
NOTARY PUBLIC

My Commission Expires: ~~MAY 28, 2003~~ COMMISSION EXPIRES

STATE OF FLORIDA)
DUVAL ss.
COUNTY)

Before me, the undersigned, of the state and county aforesaid, personally appeared Carol J. Atwood with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS MY HAND AND SEAL at office in JACKSONVILLE, Florida this the 21st day of MARCH, 2002.

G. F. Carney
MY COMMISSION # DD059085 EXPIRES
September 20, 2005
BONDED THRU TROY FAIN INSURANCE, INC.

G. F. Carney
NOTARY PUBLIC

My Commission Expires: 9/20/05

STATE OF FLORIDA)
DUVAL ss.
COUNTY)

Before me, the undersigned, of the state and county aforesaid, personally appeared Jack Atwood with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND AND SEAL at office in JACKSONVILLE, Florida this the 21st day of MARCH, 2002.

G. F. Carney
MY COMMISSION # DD059085 EXPIRES
September 20, 2005
BONDED THRU TROY FAIN INSURANCE, INC.

G. F. Carney
NOTARY PUBLIC

My Commission Expires: 9/20/05

AFFIDAVIT OF VALUE

I hereby swear or affirm that the actual consideration for this transfer is None.

AFFIANT

Sworn to and subscribed before me, on this 23rd day of March, 2002.

NOTARY PUBLIC

My Commission Expires: MAY 26 2003

MY COMMISSION EXPIRES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.