Box 23
MBH

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	PROPERTY OWNER:	PROPERTY ADDRESS:	MAIL TAX BILLS TO:	TAX PARCEL NO.:
Mary Aronov Baker, Donelson, Bearman & Caldwell 2000 First Tennessee Bldg., 165 Madison Avenue Memphis, Tennessee 38103	QW Memphis Corp. 340 Pemberwick Road Greenwich, CT 06831	3251 Powell Avenue Nashville, Tennessee	QW Memphis Corp. 340 Pemberwick Road Greenwich, CT 06831 c/o Diane Sanford	132-4, parcel 001.00

QUIT CLAIM DEED

THIS INDENTURE, made and entered into this 8 day of March, 2002, by and between WOODMEN OF THE WORLD LIFE INSURANCE AND SOCIETY AND/OR OMAHA WOODMEN LIFE INSURANCE SOCIETY, a Nebraska corporation (hereinafter "Grantor"), and QW MEMPHIS CORP., a Delaware corporation (hereinafter "Grantee");

WITNESSETH:

THAT for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Grantor has bargained and sold and does hereby bargain, sell, remise, release, quit claim and convey unto Grantee the following described real estate, situated and being in City of Nashville, County of Davidson, State of Tennessee, to-wit:

All of that certain real estate described in Exhibit "A" attached hereto and incorporated herein by this reference.

The foregoing legal description was taken from survey dated November 14, 2000 by R. Scot Cherry, License No. 1512, address 622 West Iris Drive, Nashville, Tennessee 37204.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by and through its duly authorized officers on this the day and year first above written.

Davidson County DEEDQC
Recvd: 04/11/02 16:19 4pgs
Fees:22.00 Taxes:0.00
20020411-0045335

WOODMEN OF THE WORLD LIFE INSURANCE AND SOCIETY AND/OR OMAHA WOODMEN LIFE INSURANCE SOCIETY

By: James L Mounce
Title: President #

By: Nancy C Cummings
Title: Secretary #

M MLA 639843 v1
781436-021 03/05/2002
DOCS/493886.1

ACKNOWLEDGMENT(S)

STATE OF Nebraska
COUNTY OF Douglas

Before me, Louise M Monclair, a Notary Public in and for the State and County aforesaid, personally appeared James L. Mounce and Denny E. Cummins, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the President and Secretary of WOODMEN OF THE WORLD LIFE INSURANCE AND SOCIETY AND/OR OMAHA WOODMEN LIFE INSURANCE SOCIETY, the within named bargainor, a corporation, and that they as such officers, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such officers.

WITNESS my hand and seal at office, on this the 7th day of March, 2002.

Louise M. Monclair
Notary Public

My Commission Expires:

5-01-05

STATE OF NEBRASKA GENERAL NOTARY
LOUISE M. MONCLAIR
MY COMMISSION EXPIRES
May 1, 2005

AFFIDAVIT OF VALUE

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $0.

James L Mounce
AFFIANT
Name: James L. Mounce
Title: President

SUBSCRIBED AND SWORN TO before me this 7th day of March, 2002.

Louise M. Monclair
Notary Public

My Commission Expires:

5-01-05

STATE OF NEBRASKA GENERAL NOTARY
LOUISE M. MONCLAIR
MY COMMISSION EXPIRES
May 1, 2005

#

M MLA 639843 v1
781436-021 03/05/2002
DOCS/493886.1

EXHIBIT "A"
TO
QUITCLAIM DEED
FROM
Woodmen of the World Life Insurance and Society and/or Omaha Woodmen Life Insurance Society
TO
QW Memphis Corp.

Description Of Real Estate

Being a tract of land lying in Nashville, Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a chiseled hole in the westerly right-of-way line of Powell Avenue, width varies, at a corner common with the property of the State of Tennessee, as of record in Deed Book 1731, Page 533, at the Register's Office for Davidson County, Tennessee, said chiseled hole being located at Northing: 643,357.96, Easting: 1,743,917.89, on the state plane coordinate system NAD-83 (1990);

thence leaving the westerly right-of-way line of Powell Avenue with the northerly property line of the State of Tennessee, South 71 deg 08 min 20 sec West, 567.13 feet to an existing iron rod in the easterly right-of-way line of CSX Transportation Railroad, 33 feet from the centerline of the easterly tract;

thence with the easterly right-of-way line of CSX Transportation Railroad, North 18 deg 19 min 44 sec West, 717.26 feet to an iron rod set;

thence with a curve to the left, along an arc length of 8.74 feet, the central angle of which is 00 deg 04 min 34 sec, the radius of which is 6588.10 feet, the chord of which is North 18 deg 22 min 01 sec West, 8.74 feet to an existing iron rod, at a corner common with the property of Graphic Arts Properties, Inc., as of record in Deed Book 4651, Page 569, at the Register's Office for Davidson County, Tennessee;

thence leaving the easterly right-of-way line of CSX Transportation Railroad, with the southerly property line of Graphic Arts Properties, Inc., North 70 deg 55 min 21 sec East, 518.52 feet to an existing iron rod in the westerly right-of-way line of Powell Avenue;

thence with the westerly right-of-way line of Powell Avenue, South 18 deg 18 min 31 sec East, 95.60 feet to an existing iron rod;

thence with a curve to the left, along an arc length of 423.09 feet, the central angle of which is 06 deg 38 min 22 sec, the radius of which is 3651.12 feet, the chord of which is South 21 deg 37 min 42 sec East, 422.86 feet to an existing iron rod;

thence South 24 deg 56 min 52 sec East, 211.16 feet to the Point of Beginning.

Containing 387,969 square feet or 8.907 acres more or less.

LOCATED IN DAVIDSON COUNTY, TENNESSEE.

BEING the same property conveyed to Woodmen of the World Life Insurance Society, by Deed of Record in Book 2646, page 589, Register's Office for Davidson County, Tennessee.

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(For Recording Data Only)#