PICK-UP

THIS INSTRUMENT PREPARED BY:
Law Office of Kathy A. Leslie
Cummins Station
209 10th Avenue So. Ste. 224
Nashville, TN 37203

Davidson County DEEDQC
Recvd: 05/24/02 15:54 2pgs
Fees:12.00 Taxes:0.00
20020524-0063845

QUITCLAIM

ADDRESS OF NEW OWNER(S)	SEND TAX BILL TO:	MAP & PARCEL NO.
Alpha Development Company 209 10th Avenue South, Ste. 224B Nashville, Tennessee 37203	Same Address as owner	82-05-50.00

FOR AND IN CONSIDERATION of the sum of One dollar and other valuable consideration, the receipt of which is hereby acknowledged, the undersigned B and W Management Services LLC do hereby transfer, quitclaim and convey unto Alpha Development Company its one half ½ undivided all right, title and interest that it may possess in the following described real property to wit:

Land in Davidson County, Tennessee,being the southerly 33 1/3 feet of Lot No. 156 on the Plan of North Nashville Real Estate Company's Pan of Lots, as of Record in Book NO. 21, page 105, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 156 fronts 33 1/3 feet on the southwesterly side of Fifth Avenue, North, formerly Summer Street and runs back 179 feet 6 inches on the southeasterly line and 179 feet, more or less ,on the northwesterly line, to an alley measuring 33 1/3 feet thereon.

Being the same property conveyed to Joe S. Berry and Margaret Smithson, as tenants in Common by Warranty Deed from Leo Bergeron and wife Mae Bergeron, dated April 27, 1993 in Book 8927, Page 215, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Alpha Development Company and B and W Management Services LLC by Warranty Deed from Joe S. Berry and Margaret Smithson as recorded in instrument number 20020305-0027216,Register's Office for Davidson County, Tennessee.

This is unimproved property known as 1607 5th Avenue North, Nashville, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 24 day of May, 2002.

B and W Management Services, LLC

By: _____
Evaniel Johnson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said county and state, B and W Management Services. LLC by Evaniel Johnson, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Notary Public

My Commission Expires: My Commission Expires JAN. 31, 2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer $0.

Affiant

Subscribed and sworn to before me, this the 24th day of May, 2002.

Notary Public

My Commission Expires: My Commission Expires JAN. 31, 2004