Davidson County DEEDQC
Recvd: 03/18/03 14:35 4pgs
Fees:22.00 Taxes:0.00
20030318-0035846

This instrument prepared by and
after recording return to:

Lisa J. Fine, Esq.
Mayer, Brown, Rowe & Maw
190 South LaSalle Street
Chicago, Illinois 60603

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00), cash in hand paid, the receipt of which is acknowledged, Lisa G. Gardina, as Special Trustee of the PHOENIX INVESTMENT TRUST, under Trust Agreement dated December 21, 1989, as restated and amended, (the "Grantor"), by these presents does hereby quitclaim and convey unto OVERGROUND RAILROAD LLC (the "Grantee"), successors and assigns, all right, title and interest in and to the following described tract of land in Williamson County, State of Tennessee:

Unit No. 9219 (Parcel No. 172), together with the carport designated No. 9219-C in RIVER PLANTATION, SECTION ELEVEN, PHASE 5, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Eleven, Phase 5, Condominium Apartments, recorded in instrument No. 20000918-0092190, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 10628, page 661, and annexation document of record in Instrument No. 20010131-0009315, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Eleven, Phase 5, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 10628, page 661, and Plat in Book 9700, page 971, et. seq., Register's Office for Davidson County, Tennessee, as applied to Section Eleven, Phase 1A, by annexation document of record in Book 11029, page 592, and Plat Book 9700, page 694; Section Eleven, Phase 2, by annexation document of record in Book 11156, page 361, and Plat Book 9700, page 748; Section Eleven, Phase 3, by annexation document of record in Book 11332, page 184, and Plat Book 9700, page 835, and Section Eleven, Phase 4, by annexation document of record in Book 11432, page 903, and Plat Book of record in Book 9700, page 971, as amended, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

This conveyance is subject to the aforesaid Master Deed, By-Laws, Plats and annexation documents and is also subject to the Covenants, Conditions, and Restrictions for the River Plantation Sections 8-11 Umbrella Association, Inc., of record in Book 7389, page 924, Plat in Book 7900, page 745, et. seq., as re-recorded in Book 7900, page 945 Register's Office for said county and to taxes for the year 2002.

BEING the same property conveyed to Phoenix Investment Trust dated December 21, 1989, by deed from Calvin Eddins and wife, Rosalind Eddins, of record in Instrument No. 20020524-0063520, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 9219 Sawyer Brown Road, Nashville, Tennessee

WITNESS our hands this 14th day of March, 2003, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

PHOENIX INVESTMENT TRUST under Trust Agreement dated December 21, 1989, as restated and amended

BY Lisa G Gardina
Lisa G. Gardina
Special Trustee

8960642 02968818

STATE OF Illinois
COUNTY OF Cook

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Lisa G. Gardina, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Special Trustee of the Phoenix Investment Trust, (formerly known as the Oprah G. Winfrey Declaration of Trust), under Trust Agreement dated December 21, 1989, as restated and amended, and that as such special trustee, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Phoenix Investment Trust, (formerly known as the Oprah G. Winfrey Declaration of Trust), under Trust Agreement dated December 21, 1989, as restated and amended as the Special Trustee.

WITNESS my hand and seal at office in Chicago, Illinois, this 14 day of March, 2003.

Marjory Sokolenski
NOTARY PUBLIC

My commission expires: 4-17.03

STATE OF Illinois
COUNTY OF Cook

The actual consideration of this transfer is $0.00.

Donna E. Morgan
Affiant

Sworn to and subscribed before me this 14th day of March, 2003.

Marjory Sokolenski
Notary Public

My Commission Expires: 4-17.03

New Owner:	Send Tax Bills to:	Map & Parcel:
Overground Railroad LLC 110 N. Carpenter Street Chicago, Illinois 60607 Attn: Lisa Gardina	New Owner	142-13-0-C 172CO

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