NAME AND ADDRESS OF NEW OWNERS:

Harris Teeter Properties, LLC
701 Crestdale Drive
Matthews, North Carolina 28105

THIS INSTRUMENT WAS PREPARED BY:

Harris Teeter Properties, LLC
701 Crestdale Drive
Matthews, North Carolina 28105

SEND TAX BILLS TO:

Harris Teeter Properties, LLC
701 Crestdale Drive
Matthews, North Carolina 28105

Davidson County DEEDQC
Recvd: 11/04/04 12:42 4pgs
Fees:22.00 Taxes:0.00
20041104-0133099

QUITCLAIM DEED

(Part of Map 173-15, Group A, Parcel 23)

FOR AND IN CONSIDERATION of sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, William V. Lander and Esther E. Lander, husband and wife, HEREBY QUITCLAIM ALL OUR RIGHT, TITLE AND INTEREST UNTO Harris Teeter Properties, LLC, a North Carolina limited liability company, its heirs and assigns, forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

Being Lot 23 on the plat of Mill Run Subdivision, Phase 1, of record in Plat Book 11700, pages 27 and 28, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

BEING the same property conveyed to William V. Lander and Esther E. Lander, husband and wife, by Warranty Deed from Craig & Walker Homes, Inc., of record as Instrument No. 200105070048207, Register's Office for Davidson County, Tennessee.

SUBJECT to the following exceptions:

1. The lien of the local ad valorem property taxes for 2005.

2. Such state of facts as would be disclosed by a current, accurate, physical survey of the subject property.

3. All easements, covenants, conditions, restrictions and other matters of record.

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate and title thereunto belonging unto the said grantees, their heirs, and assigns forever.

[redacted]

WITNESS OUR HANDS AND SIGNATURES on this 12th day of October, 2004.

William V. Lander

[redacted]

STATE OF North Carolina

COUNTY OF Mecklenburg

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, William V. Lander [redacted] the within named bargainors, with whom I am personally acquainted (or proved to me on the basis satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this 12th day of October, 2004.

My Commission Expires:

2/24/09

Susan Isenhour Laney
Notary Public

[Notarial Seal]

SUSAN ISENHOUR LANEY NOTARY PUBLIC MECKLENBURG COUNTY, N.C.

CHAR2\815329_1

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate and title thereunto belonging unto the said grantees, their heirs, and assigns forever.

[redacted]

WITNESS OUR HANDS AND SIGNATURES on this 14th day of October, 2004.

[redacted]

Esther E. Lander

Esther E. Lander

STATE OF TN

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, [redacted] Esther E. Lander, [redacted], the within named bargainors, with whom I am personally acquainted (or proved to me on the basis satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this 14th day of OCTOBER, 2004.

My Commission Expires:

2/10/08

Notary Public

[Notarial Seal]

MICHAEL SHANE CASEY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ none, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 25th day of October, 2004.

My Commission Expires:

1/18/05

Notary Public

[Notarial Seal]

