Davidson County DEEDQC
Recvd: 12/17/04 15:29 5pgs
Fees:27.00 Taxes:0.00
20041217-0150500

This Instrument Prepared By:

J. Allen Reynolds III
Evans, Jones & Reynolds,
A Professional Corporation
1810 One Nashville Place
150 Fourth Avenue North
Nashville, Tennessee 37219-2424

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Corenswet Partners, LP 6117 Elizabethan Drive Nashville, Tennessee 37205	Corenswet Partners, LP 6117 Elizabethan Drive Nashville, Tennessee 37205	094-13-0 028.00 105-04-0 237.00

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representation as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Renette Israel Corenswet,** an unmarried person, by these presents does hereby quitclaim and convey unto **Corenswet Partners, LP,** a Tennessee limited partnership, its successors and assigns, all of her right, title and interest in and to the following described tract of land situated in Davidson County, Tennessee:

PARCEL NO. 1:

Being lots Nos. 1, 2, 3, and 4 of Block "L" on the Plan of the Hermitage Addition to Nashville, as of record in Book 57, page 108, Register's Office for said County, described together as follows:

Beginning at the southeast corner of Fillmore Street, formerly the Lebanon Pike, and Edgar Street; thence with the southerly margin of Fillmore Street easterly 99 feet to the westerly margin of Green Street extended; thence with said street southerly 106 feet to the northerly margin of Little Green Street or Green Street extended; thence with said Street westerly 200 feet; more or less, to the easterly margin of Edgar Street; thence with said Street northerly 247.7 feet, more or less, to the beginning.

PARCEL NO. 2:

FIRST TRACT: Being Lots Nos. 473, 474 and part of Lot No. 475 on the Plan of Maury and Claiborne's Addition to South Nashville, as of record in Book 21, page 84 and 85, Register's Office for said County, described together as follows:-

Beginning on the southerly margin of Lafayette Street, as widened, at the northwest corner of Tract No. 1 conveyed to Charley King Tawater and wife, by deed from Inez O. Phillips Silverfield and husband, of record in book 1678, page 419, said Register's Office; thence with Tawater's westerly line southwardly 82 feet, more or less, to the northerly margin of an alley; thence with said alley westwardly 139 feet, more or less, to the easterly margin of Lewis Street; thence with said Street northwardly 108 feet, more or less, to the beginning of a curve; thence with said curve in a northerly and easterly direction 22 feet, more or less, to the southerly margin of Lafayette Street; thence with said Street, eastwardly 120 feet, more or less, to the beginning.

SECOND TRACT: Being the northerly one-half of Lot No. 472 on the Plan of Maury and Claiborne's Addition to the South Nashville, as of record in Book 21, pages 84 and 85, Register's Office for said County. Said part of Lot No. 472 fronts 35 feet on the easterly side of Lewis Street and extends back between parallel lines with the southerly margin of an alley 194 feet to an alley in the rear.

PARCEL NO. 3:

Being two parts of Lot No. 475 on the Map of Maury & Claiborne's Addition, as of record in Book 21, pages 84 and 85, Register's Office for Davidson County, Tennessee, and described as follows:

Part One: Beginning at a point in the southerly margin of Lafayette Street, as now widened and located, 10 feet more or less east of the original line between lots Nos. 474 and 475; thence along the margin of Lafayette Street easterly 22.5 feet more or less; thence southerly 80 feet more or less to the north margin of an alley; said point being 32.5 feet west of Fairfield Street or Avenue; thence westerly 22.5 feet along the north margin of said alley; thence northerly 82 feet more or less to the beginning.

Part Two: Being the easterly part of lot 475 and described as fronting on the southerly margin of New Lafayette Street extended, at a point 28 feet south of the southerly margin of Murfreesboro Pike as shown on said plan; thence with said New Lafayette Street extended, extending in a northwesterly direction 28 feet, and thence continuing westwardly 14 feet to a point in the westerly line of the property conveyed to Nettie McKee by deed from Price Redmond of record in Book 566, page 519, said Register's Office; thence southwardly 80 feet more or less to an alley; thence with said alley eastwardly 32-1/2 feet to the westerly margin of Fairfield Avenue; thence with said Avenue northwardly 59 feet to the beginning.

PARCEL NO. 4:

Land in Davidson County, Tennessee, being the southeast part of Lot No. 472 on the Map of Maury & Claiborne's Addition to South Nashville, of record in Book 21, pages 84 and 85, of the Register's Office for said County. Said part of said lot fronts 35 feet on the westerly side of Fairfield Street or Avenue and runs back between parallel lines 77.5 feet to the easterly line of the property conveyed to the Church of God in Christ by deed of record in Book 1397, page 127, said Register's Office.

PARCEL NO. 5:

Land in Davidson County, Tennessee, being the southwest part of Lot No. 472 on the Map of Maury & Claiborne of record in Book 21, pages 84 and 85, Register's Office for said County.

Said part of said lot fronts 35 feet on the east side of Lewis Street and runs back between parallel lines 116.5 feet more or less to a dead line.

Being the same property conveyed by Renette Israel Corenswet and Robert E. Corenswet, as Trustees of the Abe Corenswet Family Trust created under instrument of trust dated November 12, 1992, to Renette Israel Corenswet and Robert E. Corenswet, as Trustees of the

Residuary Balance Trust created under Section 4.1.2 of the Abe Corenswet Family Trust created under instrument of trust dated November 12, 1992, by Quitclaim Deed of record as instrument number 200003310032495, Register's Office for Davidson County, Tennessee, and subsequently conveyed by said Trustees of said Residuary Balance Trust to Renette Israel Corenswet by Trustees' Quitclaim Deed of record as instrument number 20041210-0147214, said Register's Office.

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

WITNESS my hand as of the 1st day of December, 2004.

Renette Israel Corenswet

Renette Israel Corenswet

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Karen M. Johnson, a Notary Public in and for said State and County, **Renette Israel Corenswet**, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of December, 2004.

Karen M. Johnson
Notary Public

KAREN M. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

My Commission Expires: 11-25-05

The actual consideration paid for this transfer is $0.00.

Renitta Israel Corenswet
Affiant

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Subscribed and sworn to before me, this the 17th day of December, 2004.

Karen M. Johnson
Notary Public

My Commission Expires: 11-25-2005

KAREN M. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

442000.ckrs.067 Quitclaim Deed - RIC to Corenswet Partners, LP