FILE BOX AB PGE

Davidson County DEEDQC
Recvd: 01/26/05 15:19 2 pgs
Fees:12.00 Taxes:0.00
20050126-0009813

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

MAP & PARCEL
Map 104-13-0
Parcel 059.00

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this the 25TH day of January, 2005.

My Commission Expires: 3/31/07

Notary Public

DEED FILES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION PROVIDED BY AND AT THE DIRECTION OF THE PARTIES TO THE TRANSACTION BY: **PETER WEISS, ATTORNEY AT LAW**
761 Old Hickory Blvd., Suite 301, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
ARC Properties,G.P.	**"NEW OWNER"**
(Name)	(Name)
5716 Spring House Way	
(Street Address)	(Street Address)
Brentwood, Tennessee 37027	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

Q U I T C L A I M D E E D

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **F.S.B. Properties, A Tennessee General Partnership,** hereinafter called the "**Grantor**", does hereby quitclaim and convey all of its right, title and interest to **ARC Properties, G.P., A Tennessee General Partnership**, herein the "**Grantee**", its successors and assigns, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee and being the westerly 51 feet of Lots Nos. 99 and 100 on the Revised Map of West End Park, as of record in Book 41, pages 82 and 83, Register's Office for Davidson County, Tennessee.

Said parts of lots Nos. 99 and 100 front together 51 feet on the southerly side of Parthenon Avenue (or Street), formerly Mason Avenue, and extend back on the westerly line with the easterly margin of a 15 foot alley, 98 feet more or less, to the northerly line of Lot No. 101, measuring 51 feet thereon.

BEING the same property conveyed to F.S.B. Properties, A Tennessee General Partnership, by Deed from Robert L. Underwood, unmarried, of record in Book 7541, page 304, Register's Office for Davidson County, Tennessee.

Being improved property located at 3188 Parthenon Avenue, Nashville, Tennessee.

Witness this 25TH day of January, 2005.

F.S.B. Properties,
A Tennessee General Partnership

BY: _____
Bijan Ferdowsi, Managing General Partner

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bijan Ferdowsi , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Managing General Partner of F.S.B. Properties, a Tennessee General Partnership, the within named bargainor, and that he as such Managing General Partner, executed the within instrument for the purposes therein contained by signing the name of the Tennessee General Partnership, by himself as Managing General Partner.

Witness my hand and official seal at Brentwood, Tennessee , this 25TH day of January, 2005.

My commission expires: 3/31/07

DEE FILES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

_____
Notary Public