Davidson County DEEDQC
Recvd: 09/02/05 14:21 4 pgs
Fees:22.00 Taxes:0.00
20050902-0105904

QUITCLAIM DEED

FROM:
CCP IV Associates, LTD.,
a Texas limited partnership

TO:
AIMCO Arbours of Hermitage, LLC, a Delaware limited liability company

THIS INSTRUMENT PREPARED BY:

Gwendolyn C. Allen, Esq.
Ballard Spahr Andrews & Ingersoll, LLP
1225 17th Street, Suite 2300
Denver, CO 80202

Name and Address of New Owner:	**Send Tax Bills To:**	**Map and Parcel No.:**
AIMCO Arbours of Hermitage, LLC c/o AIMCO 4582 South Ulster Street Parkway Denver, CO 80237	Same	Map 97 Parcel 87

FOR AND IN CONSIDERATION OF Zero Dollars ($0.00) and other good and valuable consideration, the receipt of which hereby are acknowledged, CCP IV ASSOCIATES, LTD., a Texas limited partnership, (herein "Grantor") does hereby quitclaim and convey unto AIMCO Arbours of Hermitage, LLC, a Delaware limited liability company, (herein "Grantee") all right, title and interest in and to the property described on **Exhibit "A"** attached hereto and made a part hereof.

This is improved property known as The Arbours of Hermitage Apartments
6001 Old Hickory Blvd.,
Hermitage, TN 37076

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 31 day of August, 2005.

[See attached signature page(s)]

[Signature page(s) to Quitclaim Deed]

GRANTOR:

CCP IV ASSOCIATES, LTD.,
a Texas limited partnership,

By: CCP/IV Residential GP, L.L.C., a South Carolina limited liability company, its General Partner,

By: Consolidated Capital Properties IV, a California limited partnership, its Sole Member,

By: ConCap Equities, Inc., a Delaware corporation, its General Partner

By: _____
Name: Patti K. Fielding
Title: Executive Vice President and Treasurer

STATE OF COLORADO)
)
CITY AND COUNTY OF DENVER)

Before me, GAIL D. COALSON, a Notary Public of said County and State, personally appeared Patti K. Fielding, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Executive President of ConCap Equities, Inc., a Delaware corporation, the General Partner of Consolidated Capital Properties IV, a California limited partnership, the Sole Member of CCP/IV Residential GP, L.L.C., a South Carolina limited liability company, General Partner of CCP IV ASSOCIATES, LTD., the within named bargainor, a Texas limited partnership, and that she as such officer of the general partner executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by herself as officer of the general partner of the bargainor.

Witness my hand and seal, at Office in Denver, Colorado this 31 day of August, 2005.

GAIL D. COALSON NOTARY PUBLIC STATE OF COLORADO

_____
Notary Public
My Commission Expires: My Commission Expires 02/17/2008

STATE OF COLORADO)
)
CITY AND COUNTY OF DENVER)

I, Patti K. Fielding, as Executive Vice President of ConCap Equities, Inc., a Delaware corporation, the General Partner of Consolidated Capital Properties IV, a California limited partnership, the Sole Member of CCP/IV Residential GP, L.L.C., a South Carolina limited liability company, General Partner of CCP IV ASSOCIATES, LTD., a Texas limited partnership, the Sole Member of AIMCO Arbours of Hermitage, LLC the within named Affiant-Grantee, hereby swear or affirm that the actual consideration for this transfer is $0.00.

Affiant-Grantee:

AIMCO ARBOURS OF HERMITAGE, LLC,
a Delaware limited liability company

By: CCP IV Associates, Ltd., a Texas limited partnership, its Sole Member,

By: CCP/IV Residential GP, L.L.C., a South Carolina limited liability company, its General Partner,

By: Consolidated Capital Properties IV, a California limited partnership, is Sole Member,

By: ConCap Equities, Inc., a Delaware corporation, its General Partner

By:_____
Name: Patti K. Fielding
Title: Executive Vice President and Treasurer

Subscribed and sworn to before me this 31 day of August, 2005.

Gail D. Coalson
Notary Public
My Commission Expires:
My Commission Expires 02/17/2008

GAIL D. COALSON NOTARY PUBLIC STATE OF COLORADO

EXHIBIT "A"

LEGAL DESCRIPTION OF ARBOURS OF HERMITAGE

Located in City of Hermitage, Davidson County, State of Tennessee and being more particularly described as follows:

SITUATED in the First (1st) Civil District of Davidson County, Tennessee and without the corporate limits of the City of Nashville, Tennessee and being the Arbour East Apartment Site as shown by deed of record in Book 4460, page 91, in the Register's Office for Davidson County, Tennessee, and being more fully bounded and described as follows:

BEGINNING at a concrete monument in the eastern margin of Old Hickory Boulevard as widened in the Southwest corner of the tract herein described, said monument being located at the northern terminus of the curve formed by the intersection of the Eastern margin of Old Hickory Boulevard and the northern margin of Bell Road; thence with Old Hickory Boulevard North 07 deg. 04 min. 57 sec. West 301.37 feet to a concrete monument; thence with a curve to the left, said curve having a radius of 2,904.68 feet, in a northerly direction an arc length of 783.47 feet to a concrete monument; thence with a curve to the right, said curve having a radius of 40 feet, in a northerly direction an arc length of 61.82 feet to a concrete monument in the southerly margin of Lake Parkway; thence with said Parkway the following calls and distances; North 66 deg. 00 min. 56 sec. East 34.88 feet to a concrete monument; thence from said concrete monument with a curve to the right, said curve having a radius of 202.08 feet, in an easterly direction an arc length of 196.10 feet to a concrete monument; thence from said concrete monument with a curve to the left, said curve having a radius of 377.34 feet; in an easterly direction an arc length of 109.54 feet to a concrete monument; thence South 75 deg. 01 min. 05 sec. East 487.61 feet to a concrete monument; thence from said concrete monument with a curve to the left, said curve having a radius of 439.61 feet, in an easterly direction an arc length of 231.71 feet to a concrete monument; thence from said concrete monument with a curve to the right, said curve having a radius of 25.00 feet, in a southerly direction an arc length of 36.31 feet to a concrete monument in the southwesterly margin of an unnamed street; thence with said street South 22 deg. 00 min. 04 sec. East 136.22 feet to a concrete monument; thence South 22 deg. 00 min. 04 sec. East 345.43 feet to a concrete monument; thence with a curve to the right, said curve having a radius of 508.34 feet, in a southerly direction an arc length of 219.88 feet to a concrete monument; thence South 02 deg. 46 min. 58 sec. West 349.09 feet to a concrete monument; thence from the concrete monument with a curve to the right, said curve having a radius of 45.82 feet, in a southwesterly direction an arc length of 71.81 feet to a concrete monument; thence with the northwest margin of Bell Road, and with a curve to the left, said curve having a radius of 3,540.00 feet, in a southwesterly direction an arc length of 597.35 feet to a concrete monument; thence continuing with the northwest margin of Bell Road South 82 deg. 55 min. 05 sec. West 167.75 feet to a concrete monument; thence from said concrete monument with a curve to the right; said curve having a radius of 200 feet, in a northwesterly direction an arc length of 314.16 feet to a concrete monument, the point of BEGINNING, and containing 28.01 acres, more or less, according to a survey of Lewis R. Mefford, Jr., of Southern Land & Associates, Inc., Surveyors, dated July 14, 1978, and revised September 21, 1978 and October 24, 1978.

Being the same property conveyed to CCP IV Associates, Ltd., a Texas limited partnership, by deed of record in Book 8443, page 13, Register's Office, Davidson County, Tennessee.