THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 25099-01-2006** **File Box 9B**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is $0.00. Affiant Subscribed and sworn to before me, this 8th day of February, 2006. Notary Public My Commission Expires SEPT. 20, 2008

CATHERINE M. WOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

QUITCLAIM DEED

Address New Owner: VanBeCo, L.L.C. 141 Carnavon Parkway Nashville, TN 37205	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map No.145 Parcel No. 143.00, 64.00 & 65.00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Karl L. Van Becelaere and wife, Linda L. Van Becelaere, ("Grantor"), does hereby quitclaim, transfer and convey unto VanBeCo, L.L.C., a Tennessee limited liability company, ("Grantee"), his heirs and assigns of all his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is unimproved property.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 8th day of February, 2006.

Karl L. Van Becelaere

Linda L. Van Becelaere

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Karl L. Van Becelaere and wife, Linda L. Van Becelaere, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of February, 2006.

Notary Public

My Commission Expires:

GERALD G. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

Davidson County DEEDQC
Recvd: 02/14/06 10:01 3 pgs
Fees:17.00 Taxes:0.00

20060214-0017642

EXHIBIT "A"

A TRACT OF LAND IN THE 33rd COUNCILMANIC DISTRICT OF METROPOLITAN NASHVILLE, DAVIDSON COUNTY, CITY OF OAK HILL, TENNESSEE. BEING DESCRIBED ACCORDING TO PRIOR SURVEYS BY JOHN KOHL & COMPANY, PC, AS FOLLOWS:

BEGINNING AT A P.K. NAIL (OLD) AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF GRANNY WHITE PIKE (PUBLIC R.O.W. - WIDTH VARIES) AND THE CENTERLINE OF SKY KNOB DRIVE (PRIVATE ROAD - 35' WIDTH) AS RECORDED IN DEED BOOK 5170, PAGE 144, AND BOOK 5541, PAGE 207, R.O.D.C., TENNESSEE; THAT IS NORTHEAST 265.28 FEET FROM THE NORTHERLY END OF THE NORTHEAST RETURN CURVE AT THE INTERSECTION OF GRANNY WHITE PIKE AND OTTER CREEK ROAD (50' PUBLIC R.O.W.); THENCE,

1. LEAVING THE AFORESAID CENTERLINE OF SKY KNOB DRIVE, WITH THE EAST RIGHT-OF-WAY LINE OF GRANNY WHITE PIKE, N 14 deg 15' 54" E 311.67 FEET TO AN IRON ROD (OLD) AT AN OFFSET IN SAID RIGHT-OF-WAY LINE; THENCE,

2. WITH SAID OFFSET, S 83 deg 39' 16" E 16.15 FEET TO AN IRON ROD (OLD); THENCE,

3. CONTINUING WITH SAID RIGHT-OF-WAY LINE, N 13 deg 32' 45" E 202.42 FEET TO AN IRON ROD (OLD) AT THE SOUTHWESTERLY PROPERTY CORNER OF LOT #21 AS SHOWN ON THE FINAL PLAT OF GRANNY WHITE PARK AS RECORDED IN PLAT BOOK 3700, PAGE 72, R.O.D.C., TENNESSEE; THENCE,

4. LEAVING SAID RIGHT-OF-WAY LINE, WITH THE SOUTHERLY BOUNDARY LINE OF THE AFORESAID GRANNY WHITE PARK, S 84 deg 42' 31"E 364.52 FEET TO AN IRON ROD (OLD) AT THE COMMON SOUTHERLY PROPERTY CORNER BETWEEN LOTS 20 AND 21; THENCE,

5. S 84 deg 48' 50" E 216.48 FEET TO AN IRON ROD (OLD); THENCE,

6. N 85 deg 44' 32" E 110.08 FEET TO AN IRON ROD (OLD) AT THE COMMON SOUTHERLY PROPERTY CORNER BETWEEN LOT 20 AND RESERVE PARCEL (29); THENCE,

7. N 86 deg 31' 00" E 433.55 FEET TO AN IRON ROD (OLD) AT THE SOUTH END OF A RETURN CURVE FROM STONEWALL JACKSON COURT (50' PUBLIC R.O.W.); THENCE,

8. CONTINUING WITH THE SOUTHERLY BOUNDARY LINE OF GRANNY WHITE PARK, N 86 deg 46' 38"E 578.61 FEET TO AN IRON ROD (OLD) AT THE NORTHWESTERLY PROPERTY CORNER OF A TRACT OF LAND AS DEEDED TO EDWARD M. YARBROUGH AS RECORDED IN INSTRUMENT #20040504-0050738, R.O.D.C., TENNESSEE; THENCE,

9. LEAVING THE SOUTHERLY BOUNDARY LINE OF GRANNY WHITE PARK, WITH THE WESTERLY PROPERTY LINE OF THE YARBROUGH TRACT, S 52 deg 29' 43" W 124.62 FEET TO AN IRON ROD (OLD) AT THE NORTHWESTERLY PROPERTY CORNER OF ANOTHER TRACT OF LAND AS DEEDED TO EDWARD M. YARBROUGH AS OF RECORD IN INSTRUMENT #20030311-0031719, R.O.D.C., TENNESSEE. SAID IRON ROD ALSO BEING THE NORTHEASTERLY PROPERTY CORNER OF A TRACT OF LAND AS DEEDED TO MICHAEL J. HENDERSON AS OF RECORD IN INSTRUMENT #20030114-0005541, R.O.D.C., TENNESSEE; THENCE,

10. LEAVING THE WESTERLY PROPERTY LINE OF THE YARBROUGH TRACT, WITH THE NORTHERLY PROPERTY LINE OF THE AFORESAID HENDERSON TRACT, S 79 deg 37' 25"W 206.00 FEET TO AN IRON ROD (OLD); THENCE,

11. S 15 deg 22' 24" W 15.97 FEET TO AN IRON ROD (OLD); THENCE,

12. S 80 deg 08' 24" W 48.03 FEET TO AN IRON ROD (OLD) AT THE MOST NORTHWESTERLY PROPERTY CORNER OF THE HENDERSON TRACT; THENCE,

13. WITH THE WESTERLY PROPERTY LINE OF THE HENDERSON TRACT, S 14 deg 58' 21" E 327.29 FEET TO A P.K. NAIL (OLD) IN THE CENTER OF THE AFORESAID SKY KNOB DRIVE.

SAID ROADWAY CENTERLINE ALSO BEING THE NORTHERLY BOUNDARY LINE OF RADNOR TRACE ESTATES AS RECORDED IN PLAT BOOK 6900, PAGE 134, R.O.D.C., TENNESSEE; THENCE,

14. WITH THE THE NORTHERLY BOUNDARY LINE OF RADNOR TRACE ESTATES, IN PART AND THE CENTERLINE OF SKY KNOB DRIVE, S 84 deg 47' 00" W 201.50 FEET TO A P.K. NAIL (OLD); THENCE,

15. S 83 deg 17' 32" W 228.90 FEET TO A P.K. NAIL (OLD) AT THE NORTHEASTERLY PROPERTY CORNER OF A TRACT OF LAND AS DEEDED TO JAMES & ELLEN THOMAS AS RECORDED IN INSTRUMENT #20010420-0039202, R.O.D.C., TENNESSEE; THENCE,

16. CONTINUING WITH THE CENTERLINE OF SKY KNOB DRIVE, BEING THE NORTHERLY PROPERTY LINE OF THE THOMAS TRACT, S 82 deg 44' 28" W 61.42 FEET TO A P.K. NAIL (OLD); THENCE,

17. S 87 deg 08' 56" W 163.15 FEET TO A P.K. NAIL (OLD) IN THE CENTERLINE OF SKY KNOB
DRIVE BEING THE NORTHERLY PROPERTY LINE OF THE REMAING PROPERTY OF GEORGE P. MOREHEAD AS OF RECORD IN DEED BOOK 1072, PAGE 5, R.O.D.C., TENNESSEE; THENCE,

18. CONTINUING WITH THE CENTERLINE OF SKY KNOB DRIVE AND THE NORTHERLY PROPERTY LINE OF THE REMAINING MOREHEAD TRACT; S 88 DEG 53' 16" W 298.72 FEET TO A P.K. NAIL (OLD); THENCE,

19. N 89 deg 19' 32" W 97.65 FEET TO A P.K. NAIL (OLD); THENCE,

20. N 87 deg 16' 22" W 96.52 FEET TO A P.K. NAIL (OLD); THENCE,

21. N 85 deg 56' 21" W 125.16 FEET TO A P.K. NAIL (OLD); THENCE,

22. N 87 deg 59' 31" W 91.73 FEET TO A P.K. NAIL (OLD); THENCE,

23. S 80 deg 34' 08" W 123.48 FEET TO A P.K. NAIL (OLD); THENCE,

24. N 82 deg 50' 53" W 88.32 FEET TO THE POINT OF BEGINNING AND CONTAINING 697,341 SQUARE FEET OR 16.01 ACRES, MORE OR LESS, AS CALCULATED BY THE ABOVE BEARINGS AND DISTANCES.

THIS TRACT IS ALL OF THE SAME PROPERTY AS DEEDED TO KARL L. AND LINDA L. VAN BECELAERE BY DEEDS OF RECORD IN INSTRUMENT #20041104-0133284, R.O.D.C., TENNESSEE (Map 145 - Parcels 64 and 143) AND INSTRUMENT #20050719-0083965, R.O.D.C., TENNESSEE (Map 145 - P/O Parcel 65).