PICK-UP

{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{	{	}
{926 Kirkwood Joint Venture	{ New Owner	} Map 118-01-0
{926 Kirkwood Avenue	{	} Parcel 438.00
{Nashville, TN 37204	{	}
{	{	}
{	{	}

{This instrument prepared by: Robert J. Notestine III, Attorney at Law, 4515 Harding }
{Pike, Suite 315, Nashville, Tennessee 37205. Prepared from information furnished }
{by the parties hereto without the benefit of a title examination 26B }

QUITCLAIM DEED

Know all persons by these presents, I, Alessandro Rustioni, unmarried (hereinafter referred to as the "Grantor") do hereby quitclaim, bargain, sell and convey unto the 926 Kirkwood Joint Venture, a Tennessee general partnership (hereinafter referred to as the "Grantee") all of Grantor's interest in the following described real estate located in Davidson County, Tennessee.

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of W. D. Gale's Kirkwood Addition, as of record in Book 332, Page 76, Register's Office and for said County, described as follows:

Beginning at the northeast corner of Kirkwood and Sherbourne Avenues, thence with the northerly margin of Kirkwood Avenue, easterly 89.8 feet to the corners of Lots 1 and 2; thence with line between said two lots, northerly 222 feet to the southerly margin of an alley, thence with said alley, westerly 89.9 feet to the easterly margin of Sherbourne Avenue, thence with the said Avenue, southerly 231.5 feet to the beginning.

Being the same properties conveyed to Alessandro Rustioni, by Deed from Michelle Johnson, unmarried of record in Instrument No. 20051101-131864, Register's Office for Davidson County, Tennessee.

This is improved real property commonly known as 926 Kirkwood Avenue. Nashville, Tennessee 37204.

Davidson County DEEDQC
Recvd: 05/25/06 10:48 2 pgs
Fees:12.00 Taxes:0.00
20060525-0061459

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $0.00.
(
(
(
(Subscribed and sworn to before me
(this 24th day of May, 2006.
(
(
(
(My Commission Expires: MY COMMISSION EXPIRES: September 19, 2009
(

Affiant

Notary Public

ROBERT JOHN NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 24th day of May, 2006.

ALESSANDRO RUSTIONI

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 24th day of May, in the year 2006, before me Robert John Notestine, personally appeared Alessandro Rustioni, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument, and acknowledged that he or she executed it. I declare under penalty of perjury that the person whose name is subscribed to this instrument appears to be of sound mind and under no duress, fraud, or undue influence.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: September 19, 2009

ROBERT JOHN NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY