Davidson County DEEDQC
Recvd: 03/12/07 10:29 3 pgs
Fees:17.00 Taxes:0.00

20070312-0029916

THIS INSTRUMENT PREPARED BY: WESLEY D. TURNER **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 DEADERICK STREET, SUITE 1100 P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $NONE. Affiant Subscribed and sworn to before me, this 9th day of March, 2007. Notary Public My Commission Expires

WESLEY D. TURNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Fiddler's Inn, Inc. 1812 Broadway c/o J. Frank Rudy, Jr. Nashville, TN 37203	SAME	062-00-0-241.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **MUSIC VALLEY ACRES, INC.,** a Tennessee corporation ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **FIDDLER'S INN, INC.**, a Tennessee corporation, all right, title and interest of the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

A parcel of land in the Fifteenth Councilmanic District of Metropolitan Nashville, Davidson County, Tennessee, being a part of Lot 1 on the final plat of "Resubdivision of Lot 1, Phase 2, Music City Outlet Center" of record by Instrument No. 20001010-0100369 in the Register's Office for Davidson County (RODC), Tennessee and being more particularly described as follows:

BEGINNING at a point in the easterly property line of the Gleaves Farm, Ltd., tract of record in Book 6849, Page 546, RODC, Tennessee, said point being North 10 degrees 04 minutes 58 seconds East, 370.49 feet from an iron pin in the north right-of-way of McGavock Pike and the southeast corner of the Gleaves tract, and proceeding as follows:

1. North 10 degrees 04 minutes 58 seconds East, 8.31 feet to an iron pin; thence,
2. Continuing with the easterly line of Gleaves, North 10 degrees 57 minutes 08 seconds East, 772.00 feet to a point; thence,
3. Leaving the Gleaves line, South 79 degrees 02 minutes 51 seconds East, 102.76 feet to a point in the back of a concrete curb line; thence,
4. Along the back of curb line, South 38 degrees 46 minutes 19 seconds East, 131.29 feet to a point; thence,
5. Continuing with curb line and with a curve to the right having a radius of 335 feet a distance of 211.42 feet to a point; said curve having a chord bearing and distance of South 20 degrees 41 minutes 32 seconds East, 207.93 feet; thence,
6. Continuing with back of said curb, South 02 degrees 36 minutes 44 seconds East, 503.90 feet to a point in the back of curb; thence,
7. Leaving said curb, North 82 degrees 50 minutes 55 seconds West, 431.02 feet to the POINT OF BEGINNING, containing 248,776 square feet or 5.711 acres, more or less.

Being the same property conveyed to Music Valley Acres, Inc. by Quitclaim Deed from Fiddler's Inn, Inc. of record in Instrument No. 20010925-0103856, Register's Office for Davidson County, Tennessee.

The legal description is the same as in the previous deed of record.

This is unimproved property known as Part of Lot 1, Resubdivision of Lot 1, Phase 2 Music City Outlet Center.

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

WITNESS my hand this 9th day of March, 2007.

MUSIC VALLEY ACRES, INC.,
a Tennessee corporation

By: _____
Kenneth B. Schoen, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **KENNETH B. SCHOEN** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 9th day of March, 2007.

Notary Public

My Commission Expires: _____

