New owner + Party Responsible for tax Bills

PREPARED FOR AND AFTER RECORDING RETURN TO:
Discover Madison, Inc.
P.O. Box 97
Madison, TN 37166
Attn: Carson W. Beck, Attorney at Law, 18334

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Tax Map 50-04
Parcel 238

THIS INDENTURE, made this 30th day of April, 2007, from **AT&T COMMUNICATIONS OF THE SOUTH CENTRAL STATES,** a Delaware corporation, (hereinafter referred to as "Grantor") unto **DISCOVER MADISON INC.,** a Tennessee 501 (C)(3) corporation (hereinafter referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective heirs, successors, legal representatives and assigns where the context permits or requires).

WITNESSETH:

FOR AND IN CONSIDERATION OF the sum of ONE AND NO/100 DOLLARS ($1.00) and other good and valuable consideration to it in hand paid, the receipt and sufficiency of which is hereby acknowledged, Grantor does hereby remise, release donate and forever QUITCLAIM to Grantee, its successors and assigns, all of its right, title and interest, if any, in and to that real property located in the City of Madison, County of Davidson, State of Tennessee including any improvements thereon ("Property"), being more particularly described as follows:

Beginning at an iron pin in the southerly margin of Madison Street, said pin being the northeasterly corner of the property conveyed to Senior Citizens, Inc. by deed of record in Book 10037, Page 951 of the Registers Office of Davidson County, Tennessee;

Thence, with the northerly margin of the Senior Citizens property, South 10° 56' 00" West, 296.30 feet to an iron pin;

Thence, leaving the Senior Citizens property and along a new partition line created this survey, North 79° 04' 00"West, 164.00 feet to an iron pin;

Thence, North 10° 56' 00" East, 269.00 feet to an iron pin in the southerly margin of Madison Street;

Thence, with the southerly margin of Madison Street, South 88° 31' 00" East, 202.50 feet to the point of beginning, containing 46,347.84 square feet, or 1.064 acres, more or less.

Being a 1.064 acre tract of real property being show on Tax Map 50-04, Parcel 238 and lying in the 11th Council District of Nashville, Davidson County, Tennessee.

Being Lot 1 of Subdivision Number 207S-074-04, recorded at the Davidson County Register of Deeds 4/5/2007, Control Number 20070405-0041093, being Re-Subdivision of Lot 2 of Section One of Madison South Central, Madison, Tennessee.

Davidson County DEEDQC
Recvd: 05/08/07 15:22 3 pgs
Fees:17.00 Taxes:0.00
20070508-0055390

Being a portion of the property conveyed to AT&T Communications of South Central States by deed of record in Book 6209, Page 255 of the Register's Office for Davidson County, Tennessee.

GRANTOR HAS NOT MADE, DOES NOT MAKE AND SPECIFICALLY REVOKES AND DISCLAIMS ANY REPRESENTATIONS, WARRANTIES, PROMISES, COVENANTS, AGREEMENTS OR GUARANTEES OF ANY KIND OR CHARACTER WHATSOEVER, WHETHER EXPRESS OR IMPLIED, ORAL OR WRITTEN, PAST OR FUTURE, OF, AS TO, CONCERNING OR WITH RESPECT TO (A) THE VALUE, NATURE, QUALITY OR CONDITION OF THE PROPERTY, INCLUDING, WITHOUT LIMITATION, THE WATER, SOIL AND GEOLOGY, (B) THE INCOME TO BE DERIVED FROM THE PROPERTY, (C) THE SUITABILITY OF THE PROPERTY FOR ANY AND ALL ACTIVITIES WHICH GRANTEE MAY CONDUCT THEREON, (D) THE COMPLIANCE OF OR BY THE PROPERTY OR ITS OPERATION WITH ANY LAWS, RULES, ORDINANCES OR REGULATIONS OF ANY APPLICABLE GOVERNMENTAL AUTHORITY OR BODY, (E) THE HABITABILITY, MERCHANTABILITY, MARKETABILITY, PROFITABILITY OR FITNESS FOR A PARTICULAR PURPOSE OF THE PROPERTY, (F) THE MANNER OR QUALITY OF CONSTRUCTION OR MATERIALS, IF ANY, INCORPORATED INTO THE PROPERTY, (G) THE MANNER, QUALITY, STATE OR LACK OF REPAIR OF THE PROPERTY, OR (H) ANY OTHER MATTER WITH RESPECT TO THE PROPERTY; AND SPECIFICALLY, GRANTOR HAS NOT MADE, DOES NOT MAKE AND SPECIFICALLY DISCLAIMS ANY REPRESENTATIONS REGARDING COMPLIANCE WITH ANY ENVIRONMENTAL PROTECTION, POLLUTION OR LAND USE LAWS, RULES, REGULATIONS, ORDERS, OR REQUIREMENTS, INCLUDING THE DISPOSAL OR EXISTENCE, IN OR ON THE PROPERTY, OF ANY HAZARDOUS MATERIALS OR SUBSTANCES, INCLUDING BUT NOT LIMITED TO ANY SUBSTANCES OR MATERIALS WHICH ARE NOW OR HEREAFTER MAY BE CLASSIFIED OR CONSIDERED TO BE HAZARDOUS OR TOXIC UNDER ANY FEDERAL, STATE OR MUNICIPAL STATUTES, REGULATIONS, RULES, ORDINANCES, ORDERS, DECREES, OR ANY OTHER MANDATE, IN ANY FORM WHATEVER, HAVING THE FORCE AND EFFECT OF LAW, INCLUDING BUT NOT LIMITED TO THE COMMON LAW OR ANY OTHER APPLICABLE RULES OF LAW, TO THE MAXIMUM EXTENT PERMITTED BY LAW, THE SALE OF THE PROPERTY IS MADE "AS IS" AND WITH ALL FAULTS.

Furthermore Grantee acknowledges and agrees that the Property shall be used solely for public purposes. If the Property ceases to be used solely for public purposes, the Property shall revert immediately back to the Grantor.

IN WITNESS WHEREOF, this Quitclaim Deed has been executed by Grantor as of the day and year first above written.

AT&T COMMUNICATIONS OF THE SOUTH CENTRAL STATES, a Delaware corporation

By: _____

Name: PATRICK HENKEL

Title: REGIONAL MANAGER – TRANSACTIONS

ACKNOWLEDGMENT

STATE OF Illinois)
) ss.
COUNTY OF Cook)

BEFORE ME, the undersigned authority, on this 3rd day of May, 2007, personally appeared PATRICA HERRERA, known to me to be the person whose name is subscribed to the foregoing instrument as a REGIONAL MANAGER - TRANSACTIONS of **AT&T COMMUNICATIONS OF THE SOUTH CENTRAL STATES,** a Delaware corporation, and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of the corporation.

Katherine M Cady
Notary Public

OFFICIAL SEAL
KATHERINE M CADY
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:08/01/10

(SEAL)
My commission expires:
8-1-10

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 1.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 8 DAY OF May 20 07
Deputy Register