OLD REPUBLIC
National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE}
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS
$ -0- Daniella Rosso
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE, THIS THE 22nd
DAY OF June 2007
NOTARY PUBLIC
My Commission expires: 12-20-2011

THIS INSTRUMENT PREPARED BY:
Malcolm Chaifetz, 322 Central Park West, #7C, NY, NY 10025
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Peter Bruce LLC (NAME)	Peter Bruce LLC (NAME)	70-10-17
c/o Levitt Properties	c/o Levitt Properties	
100 Quarry Rd., Ste 2 (ADDRESS)	100 Quarry Rd., Ste 2 (ADDRESS)	
Hamburg, NJ 07419 (CITY) (STATE) (ZIP)	Hamburg, NJ 07419 (CITY) (STATE) (ZIP)	

Quitclaim Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Peter Bruce Ltd., a New Jersey corporation formerly known as Bethune Holding Corp., with an office at c/o Levitt Properties, 100 Quarry Road Ste. 2, Hamburg, NJ 07419

by these presents do remise, release and QUITCLAIM unto

Peter Bruce LLC, a Tennessee limited liability company with an office located at c/o Levitt Properties, 100 Quarry Road, Ste. 2, Hamburg, NJ 07419

all of our right, title and interest in a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

SEE EXHIBIT A ANNEXED HERETO

Davidson County DEEDQC
Recvd: 06/27/07 10:53 3 pgs
Fees:17.00 Taxes:0.00
20070627-0076691

unimproved ( )
This is improved ( ) property, known as
601 Mainstream Drive (House Number) (Street) Nashville (City) TN (State) (Zip)

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

Witness our hands this 11th day of May, 2007

PETER BRUCE LTD.

By: Annemarie Levitt
Annemarie Levitt, President

PARCEL #:07010001700

EXHIBIT A

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot(s) 1, as shown on the map entitled Section 20, Resubdivision of Part of Section 17, MetroCenter, Tract 37-M, of record in Book 6200, page 231, Register's Office for Davidson County, Tennessee and as further described, in a Survey made by Barge, Waggoner, Sumner & Cannon, Inc., last dated February 12, 2007, as follows:

Being a parcel of land in the First Civil District, Nashville, Davidson County, Tennessee, bounded on the north by the Cumberland River, south by Mainstream Drive, northwest of Great Circle Road and being Lot 1 of Tract 37M, Section 20, Metrocenter, of record in Book 6200, page 231, R.O.D.C., Tennessee, more particularly described as follows:

BEGINNING at a point in the northerly right-of-way of Mainstream Drive, said point being the most southwesterly common corner of Lot 37L as shown on the plan of Resubdivision of Part of Section II, Metrocenter, Tract 37L as of record in Plat Book 5800, page 42, R.O.D.C.;

THENCE, with the northerly margin of Mainstream Drive, South 65 degrees 52 minutes, 20 seconds, West 638.68 feet to a point;

THENCE, leaving said right-of-way, North 24 degrees 07 minutes 40 seconds West, 484.04 feet to a pointing the low water line of the Cumberland River;

THENCE, with said low water line, North 65 degrees 40 minutes 00 seconds East, 289.46 feet to a point;

THENCE, continuing North 69 degrees 46 minutes 00 seconds East, 381.27 feet to a point;

THENCE leaving said low water line, South 20 degrees 14 minutes 40 seconds East, 460.24 feet to the point of beginning.

Containing 312.697 square feet, or 7.18 acres, more or less. (acreage not insured, for info only)

TOGETHER WITH, the benefits and rights set forth in the Declaration of Reciprocal Rights and Easements of record in Book 6542 Page 960 as amended in Book 6985 Page 85, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to BETHUNE HOLDING CORP. N/K/A PETER BRUCE LTD. by deed from THE CORNERS BUILDING INC., of record in Book 7208, page 743, dated May 13, 1989, said Register's Office for Davidson County, Tennessee.

"Being the same property conveyed by deed from _____ to _____, recorded at Book _____, page _____, Register's Office for _____ County, Tennessee."

RECORD & RETURN TO:
LT NATIONAL TITLE SERVICES
89 Hudson Street, 4th Floor
Hoboken, NJ 07030
(201) 610-9455 7067X

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF ~~TENNESSEE~~ New York
County of New York

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared ANNEMARIE LEVITT, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged HERself to be the PRESIDENT of PETER BRUCE LTD., the within named bargainor, a corporation (or partnership), and that SHE as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation ~~(or partnership)~~ by HERself as such officer (or partner).

Witness my hand and official seal at office this 11 day of MAY, 2007

My Commission expires:
JAN. 31, 2010

MALCOLM CHAIFETZ Notary Public
Notary Public, State of New York
No. 02CH0610425
Qualified in New York County
Commission Expires Jan. 31, ~~2008~~ 2010