Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Avenue Cleghorn, LLC 3804 Princeton Avenue Nashville, Tennessee 37205	Map 117-14 40.00 and Map 117-14 39.00	Avenue Cleghorn, LLC 3804 Princeton Avenue Nashville, Tennessee 37205
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC (BRS) address: 1600 Division Street, Suite 700, Nashville, Tennessee, 37202		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **BAJ, LLC**, a Tennessee limited liability company (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to **AVENUE CLEGHORN, LLC**, a Tennessee limited liability company (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land located in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference, together with (i) all claims, actions, rights, easements, interests, privileges, tenements, and hereditaments appurtenant thereto, (ii) all buildings, structures, fixtures and other improvements located thereon, and (iii) all of Grantor's right, title and interest in and to the land upon which adjoining roads, streets, alleys, highways and rights-of-way are located (all of the foregoing being hereinafter collectively referred to as the "Property").

This is improved property known as 3821 and 3825 Cleghorn Avenue, Nashville, Davidson County, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Davidson County DEEDQC
Recvd: 11/02/07 16:04 3 pg
Fees:17.00 Taxes:0.00

20071102-0129794

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 1ST day of November, 2007.

THERESA HOSTETLER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 11-24-2007

My Commission Expires NOV. 24, 2007

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 1st day of November, 2007.

GRANTOR:

By: _____
Name: Bart A. Johnston
Title: Member

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Theresa Hostetler, Notary Public, Bart A. Johnston, 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 Sole Member of BAJ, LLC, the within named bargainor, a Tennessee limited liability company, and is authorized to execute this instrument on behalf of said limited liability company.

WITNESS my hand, at office, this 1st day of November, 2007.

Theresa Hostetler
Notary Public

My Commission Expires: _____

THERESA HOSTETLER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007

Exhibit A
Property

TRACT I

Land in Davidson County, Tennessee, being the southerly 75.0 feet of Lot No. 32 of Block C, on the Map of Hillsboro Views Development Company's Subdivision, as of record in Book 974, Page 64, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 32 fronts 75.0 feet on the westerly side of Cleghorn Avenue and runs back between parallel lines 186.0 feet to a dead line.

Being the same property conveyed to BAJ, LLC, a Tennessee limited liability company by Limited Warranty Deed from Regions Bank, an Alabama banking corporation, recorded on the 30th day of March, 2007 as Instrument No. 20070330-0038450 in the Register's Office of Davidson County, Tennessee.

TRACT II

Land in Davidson County, Tennessee, being the northerly 75 feet of Lot No. 31 of Block "C" on the Map of Hillsboro View Development Company's Subdivision, plan of which is of record in Book 974, Pages 64 and 65, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 75 feet on the westerly side of Cleghorn Avenue and runs back between parallel lines 186 feet to the rear line of Lot No. 19 in said Block, measuring 75 feet thereon.

Being the same property conveyed to BAJ, LLC, a Tennessee limited liability company by Limited Warranty Deed from Regions Bank, an Alabama banking corporation, recorded on the 30th day of March, 2007 as Instrument No. 20070330-0038450 in the Register's Office of Davidson County, Tennessee.