Davidson County DEEDQC
Recvd: 01/16/08 08:34 3 pgs
Fees:17.00 Taxes:0.00
20080116-0004723

THIS DOCUMENT PREPARED BY: **JEFFREY MOBLEY** 200 31st Ave., No., Suite 100 Nashville, Tennessee 37203 (615) 627-4444	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE. Affiant Subscribed and sworn to before me, this 25th day of January, 2008. Notary Public My Commission Expires: My Commission Expires MAY 2, 2011

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Charles W. Davidson, Jr. 2712 Crestdale Drive Nashville, TN 37214	SAME	Map 106.00 Parcel 027

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Davidson Educational Properties, Inc., formerly known as Draughons College, Inc. ("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, and in connection with the termination of corporate existence and the transfer of all corporate assets to its sole shareholder, hereby releases, remises and quitclaims unto Charles W. Davidson, Jr., all right, title and interest of the Grantor in and to a certain tract or parcel of land in Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

WITNESS my hand this 25th day of January, 2007

Davidson Educational Properties, Inc.
(formerly Draughons College, Inc.)

By: _____
Charles W. Davidson, III, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Charles W. Davidson, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the President (or other officer authorized to execute the instrument) of Davidson Educational Properties, Inc., the within named bargainor, a corporation, and that such officer executed the foregoing instrument for the purpose therein contained

WITNESS my hand at office, this 25th day of January, 2007.

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

My Commission Expires: _____

_____
Notary Public

EXHIBIT A
Legal Description

Land lying in the First, formerly Sixth, Civil District of Davidson County, Tennessee more particularly described, as follows:

Being Lot No. 20 on the plan of Section 16, The Plus Park and described as follows:

Beginning at an iron pin on the southerly right-of-way of Pavilion Blvd. said pin being the easterly end of the southerly return curve at Pavilion Blvd. and Plus Park Blvd.; thence,

1. With the southerly right-of-way of Pavilion Blvd., S 79° 26' 51" E, 235.0 feet to an iron pin at the common corner of Lots 20 and 22 on the above noted plan of Section 16, The Plus Park; thence,

2. With the common line between Lots 20 and 22, S 10° 33' 09" W, 100.0 feet to an iron pin; thence,

3. S 70° 49' 26" E, 148.03 feet to an iron pin in the north line of Lot No. 9, Section 9 The Plus Park, as of record in Book 4460, page 113, R.O.D.C., Tennessee; thence,

4. With the north line of said Lot No. 9, S 76° 00' 11" W, 100.07 feet to an iron pin; thence,

5. S 60° 45' 41" W, 202.90 feet to an iron pin at the southeasterly corner of Lot No. 14 on the plan of Section 14, The Plus Park as of record in Book 4595, page 192, R.O.D.C., Tennessee; thence,

6. With the common line between Lot No. 14 and the hereindescrbed Lot 20, N 36° 32' 04" W, 237.54 feet to an iron pin on the easterly right-of-way of Plus Park Blvd; thence,

7. With the easterly right-of-way of Plus Park Blvd., with a curve to the left (radius 381.74'), northeasterly a distance of 260.35 feet to an iron pin at the beginning of a short radius curve; thence,

8. With the return curve at Plus Park Blvd. and Pavillion Blvd., (radius 25.0') to the right, easterly a distance of 36.18 feet to the point of beginning and containing 108,068 square feet or 2.480 acres.

Being the same property conveyed to Draughons College, Inc. by deed from McDowell Development Corporation, a Tennessee corporation, of record in Book 5561, Page 580, Register's Office of Davidson County, Tennessee.

Draughons College, Inc. changed its name by charter amendment to Davidson Education Properties, Inc. Davids on Education Properties, Inc., has been terminated with Articles of Dissolution and Termination filed with the Tennessee Secretary of State on December 28, 2006, and with the Davidson County Register of Deeds as Instrument No. 20070102-0000017.
This is improved property known as 340 Plus Park Blvd. Nashville, TN