Davidson County DEEDQC
Recvd: 07/15/08 09:50 2 pgs
Fees:12.00 Taxes:0.00
20080715-0072414

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2525 21st Avenue South
Nashville, TN 37212

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
2011 Charlotte, LLC **40 Cedar Street** **Dobbs Ferry, New York 10522**	**Same**	**Map 92-11** **Parcel 344 & 335**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that, **Eugene R. Giarratana,** does hereby quitclaim and by these presents does transfer and convey all of his right, title and interest unto **2011 Charlotte, LLC, a New York Limited Liability Company,** its heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 112 and Lot 113 exclusive of that portion thereof embraced within the right of way of Charlotte Pike, both lots of Block No. 9, Division "B" on the plan of the Murphy Land Co. property of record in Book 161, Page 126, R.O.D.C., Tennessee as shown on an unregistered plan subdividing said blocks into lots. A more detailed description is as follows:

BEGINNING at an iron pin in the southern R.O.W. margin of Charlotte Pike, said pin being the northeast corner of a 16 foot alley; thence with said R.O.W. margin N 76 03' 41" E 159.27 feet to an iron pin, the beginning of a curve to the right; thence with said curve having a radius of 15.00 feet, a distance of 19.28 feet to an iron pin in the western R.O.W. margin of Arena Avenue; thence with said R.O.W. S 30 17 ' 35" E 58.69 feet to a mark in concrete; thence leaving said R.O.W. S 59 47' 36" W 164.21 feet to an iron pin in the Eastern R.O.W. margin of a 16 foot alley; thence with said R.O.W. N 30 W 117.68 feet to the point of beginning, said tract containing 0.35 acres, more or less.

This conveyance is subject to any and all easements and restrictions of record.

Being the same property conveyed to Eugene R. Giarratana, by deed from Resolution Trust Corporation as Receiver for Metropolitan Federal Savings and Loan Association, F.A. of record in Book No. 8843, Page 700, Register's Office for Davidson County, Tennessee.

This is improved property known as: **2011 Charlotte Avenue, Nashville, TN.**

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 11 **day of July, 2008.**

EUGENE R. GIARRATANA

STATE OF New York
COUNTY OF Westchester

Before me, the undersigned, a notary public in and for said County and State, personally appeared Eugene R. Giarratana, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 11 day of July, 2008.

My Commission Expires: 4/24/10

NOTARY PUBLIC

MARIE L. STONEHOUSE
NOTARY PUBLIC, STATE OF NEW YORK
QUALIFIED IN WESTCHESTER COUNTY
COMMISSION EXPIRES APRIL 24, 2010

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is -0-.

(Affiant)

Subscribed and sworn to before me, this 14th day of July, 2008.

My Commission Expires:

TERRI D JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires April 4, 2011

NOTARY PUBLIC