BILL GARRETT, Davidson County
Trans:T20090065860 DEEDQC
Recvd: 09/28/09 12:43 4 pgs
Fees:22.00 Taxes:0.00
20090928-0089810

This Instrument Prepared By:
Judith E. Beasley
Attorney at Law
3810 Bedford Avenue
Suite 300
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
To the best of affiant's knowledge, the actual consideration for this transfer is:
$ 0 .

Affiant – Chief Manager of Transferee

Subscribed and sworn to before me, this 25th day of September, 2009.

Notary Public
My Commission Expires: 3-4-2013

PAULETTE N WASSEL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Address New Owner:

South Harpeth Farms, L.L.C.
3810 Bedford Avenue, Suite 300
Nashville, Tennessee 37215

Send Tax Bills To :

Same

Map-Parcel Number(s):
(to be combined into one)
Map 154 Parcel 12
Map 154 Parcel 284

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 Dollars, ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **South Harpeth Farms, L.L.C.**, (hereinafter called the "**Grantor**"), being the owner of two adjacent parcels of land more particularly described on EXHIBIT A attached hereto and incorporated herein by reference, for the purpose of consolidating the two parcels into one parcel does hereby quitclaim, bargain and convey unto **South Harpeth Farms, L.L.C.** (hereinafter called the "**Grantee**") all of Grantor's right, title and interest in and to that certain consolidated tract or parcel described in EXHIBIT A, together with all appurtenances and hereditaments thereto belonging, located in Davidson County, Tennessee.

WITNESS MY HAND, this 25th day of September, 2009.

GRANTOR: SOUTH HARPETH FARMS, L.L.C.

BY: _____
WILLIAM H. FREEMAN, CHIEF MANAGER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared William H. Freeman, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged the execution of the within instrument for the purposes therein contained and who further himself to be the Chief Manager of South Harpeth Farms, L.L.C., the maker or constituent of the maker and to be authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute the instrument on behalf of the maker.

Witness my hand, at office, this 25th day of September, 2009.

Notary Public
My Commission Expires: 3-4-2013

PAULETTE N WASSEL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Exhibit "A"

PARCEL A:

Land in the Ninth Civil District of Davidson, County, Tennessee, being the McPherson Tract, as depicted on the survey by Turner Engineering Company, Inc., Consulting Engineers, dated June 9, 1966, and revised February 14, 1973, and February 26, 1973, and more particularly described as follows:

Beginning at a point in the easterly margin of South Harpeth Road, said point being the most westerly northwest corner of the tract herein described; thence North 50 deg. 43 min. East 582 feet to a point; thence North 49 deg. 20 min. East 590 feet to an 18-inch oak tree; thence North 70 deg. 22 min. East 192 feet to a point; thence North 14 deg. 28 min. East 1,488 feet to a 14 inch beech tree; thence South 87 deg. 55 min. East 2,146 feet to an iron pin in the fence; thence South 86 deg. 53 min. East 408 feet to a point; thence, South 3 deg. 05 min. West 865 feet to a point; thence South 22 deg. 01 min. East 1,023 feet to a point; thence, South 34 deg. 10 min. West 74.25 feet to a point; thence South 28 deg. 03 min. East 660 feet to a point; thence South 1 deg. 54 min. West 792 feet to a point in the fence; thence South 88 deg. 04 min. West 58 feet to an iron pin by others; thence South 43 deg. 18 min. West 490 feet to a fence corner; thence South 30 deg. 04 min. West 198 feet to a 20-inch dead oak; thence South 16 deg. 06 min. West 527 feet to a 10-inch oak; thence South 25 deg. 20 min. West 225 feet to a 24-inch dead beech tree; thence North 66 deg. 44 min. West 155 feet to a point in the northeasterly margin of South Harpeth Road; thence with the said margin of South Harpeth Road and with a curve to the left, northwestwardly 2,140 feet to a point; thence leaving the said margin of South Harpeth Road, North 37 deg. 07 min. East 261.3 feet to an iron pin; thence North 42 deg. 28 min. West 280.7 feet to an iron pin; thence North 61 deg. 03 min. West 300 feet to an iron pin; thence South 40 deg. 47 min. West 301 feet to a point in the northeasterly margin of South Harpeth Road; thence continuing with said margin of South Harpeth Road, northwestwardly 1,762 feet to the point of beginning, containing 296.5 acres, more or less.

Being a part of the property (described as Tract I) conveyed to South Harpeth Farms, L.L.C. by deed from Frank Guzikowski and wife, Jane Guzikowski, of record in Book 9762, page 377, Register's Office of Davidson County.

Being a part of the same property conveyed to Frank Guzikowski by Substitute Trustee's Deed from Hugh C. Howser, Jr., Trustee of record in Book 7817, page 323, Register's Office of Davidson County.

Less and except for the following land, which is specifically excluded from Parcel A and is the same land described as Parcel B below:

Being a parcel of land in Nashville, Second Civil District, Thirty-fifth Councilmanic District, Davidson County, Tennessee, being generally located north of Highway 100 and northeast of South Harpeth Road, said parcel being the same property conveyed to South Harpeth Farms, L.L.C. by deed of record in Book 10530, Page 238, R.O.D.C. and being more particularly described as follows:

BEGINNING at an existing iron pin in the northeasterly right-of-way line of South Harpeth Road, said pin being the southwesterly corner of property of Howard B. Pinkerton, et ux, of record in Book 4421, Page 188, R.O.D.C.;

THENCE, along said right-of-way line N 72 deg. 06' 32" W, 54.22 feet to a point;

THENCE, leaving South Harpeth Road along a severance line and generally with the southeasterly line of a TVA easement the following calls;

N 40 deg. 38' 12" E, 322.47 feet to a point;
N 44 deg. 35' 00" E, 606.44 feet to a point;

THENCE, leaving said easement line and along a severance line, S 45 deg. 42' 08" E, 347.70 feet to a point on a severance line, said point being approximately 25 feet from the center line of a gravel road;

THENCE, along said severance line and approximately 25 feet from the center line of a gravel road the following calls:

With a curve to the left, 64.76 feet to a point, said curve having a central angle of 23 deg. 23' 40", a radius of 158.60 feet, a tangent of 32.84 feet and a chord of S 35 deg. 45' 27" W. 64.31 feet;

S.24 deg. 03' 37" W, 59.35 feet to a point;

With a curve to the left, 74.20 feet to a point, said curve having a central angle of 13 deg. 17' 42", a radius of 319.76 feet, a tangent of 37.27 feet and a chord of S 17 deg. 24' 47" W. 74.03 feet;

S 10 deg. 45' 56" W, 284.66 feet to a point;

With a curve to the right, 125.67 feet to a point, said curve having a central angle of 25 deg. 28' 11", a radius of 282.71 feet, a tangent of 63.89 feet, a chord of S 23 deg. 30' 02" W. 124.64 feet to an existing iron pin in the northeasterly corner of property of Howard B. Pinkerton, et ux, of record in Book 4421, Page 188, R.O.D.C.

THENCE, along the northeasterly line of Pinkerton property, N. 42 deg. 28' 00" W. 277.12 feet to an existing concrete monument;

THENCE, continuing along said northeasterly line N. 61 deg. 07' 22" W, 300.00 feet to a point in the northwesterly corner of said Pinkerton property;

THENCE, along the northwesterly line of said Pinkerton property, S. 40 deg. 38' 12" W, 301.51 feet to the point of beginning;

Containing 278.761 square feet or 6.40 acres, more or less according to survey by Barge, Waggoner, Sumner and Cannon, Inc., File No. 23702-1 dated June 11, 1997.

Being a part of the same property conveyed to SOUTH HARPETH FARMS, L.L.C. by deed recorded in Book 9762, page 377, Register's Office for Davidson County, Tennessee.

PARCEL B:

Being a parcel of land in Nashville, Second Civil District, Thirty-fifth Councilmanic District, Davidson County, Tennessee, being generally located north of Highway 100 and northeast of South Harpeth Road, said parcel being the same property conveyed to South Harpeth Farms, L.L.C. by deed of record in Book 10530, Page 238, R.O.D.C. and being more particularly described as follows:

BEGINNING at an existing iron pin in the northeasterly right-of-way line of South Harpeth Road, said pin being the southwesterly corner of property of Howard B. Pinkerton, et ux, of record in Book 4421, Page 188, R.O.D.C.;

THENCE, along said right-of-way line N 72 deg. 06' 32" W, 54.22 feet to a point;

THENCE, leaving South Harpeth Road along a severance line and generally with the southeasterly line of a TVA easement the following calls;

N 40 deg. 38' 12" E, 322.47 feet to a point;
N 44 deg. 35' 00" E, 606.44 feet to a point;

THENCE, leaving said easement line and along a severance line, S 45 deg. 42' 08" E, 347.70 feet to a point on a severance line, said point being approximately 25 feet from the center line of a gravel road;

THENCE, along said severance line and approximately 25 feet from the center line of a gravel road the following calls:

With a curve to the left, 64.76 feet to a point, said curve having a central angle of 23 deg. 23' 40", a radius of 158.60 feet, a tangent of 32.84 feet and a chord of S 35 deg. 45' 27" W. 64.31 feet;

S.24 deg. 03' 37" W, 59.35 feet to a point;

With a curve to the left, 74.20 feet to a point, said curve having a central angle of 13 deg. 17' 42", a radius of 319.76 feet, a tangent of 37.27 feet and a chord of S 17 deg. 24' 47" W. 74.03 feet;

S 10 deg. 45' 56" W, 284.66 feet to a point;

With a curve to the right, 125.67 feet to a point, said curve having a central angle of 25 deg. 28' 11", a radius of 282.71 feet, a tangent of 63.89 feet, a chord of S 23 deg. 30' 02" W. 124.64 feet to an existing iron pin in the northeasterly corner of property of Howard B. Pinkerton, et ux, of record in Book 4421, Page 188, R.O.D.C.

THENCE, along the northeasterly line of Pinkerton property, N. 42 deg. 28' 00" W. 277.12 feet to an existing concrete monument;

THENCE, continuing along said northeasterly line N. 61 deg. 07' 22" W, 300.00 feet to a point in the northwesterly corner of said Pinkerton property;

THENCE, along the northwesterly line of said Pinkerton property, S. 40 deg. 38' 12" W, 301.51 feet to the point of beginning;

Containing 278.761 square feet or 6.40 acres, more or less according to survey by Barge, Waggoner, Sumner and Cannon, Inc., File No. 23702-1 dated June 11, 1997.

Being a part of the same property conveyed to SOUTH HARPETH FARMS, L.L.C. by deed recorded in Book 9762, page 377, Register's Office for Davidson County, Tennessee.